

Farms in the Leigh Park Area



Middle Park Farm circa 1960. *Photo. Dene Brown*

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THE LEIGH PARK ESTATE FARMS

Apart from the 'Home Farm' the Leigh Park Estate was well served by tenanted farmsteads and small-holdings during the ownership of Sir George Staunton and the later owners of the estate. The sales particulars for the Leigh Park Estate in October 1860, after the death of Staunton the previous year, advertised *'Several valuable farms at Havant and Bedhampton with capital homesteads and suitable buildings'*.

At the time of Sir George Staunton's death in 1859, Havant Farm and Middle Park Farm were the most important tenanted farms both being acquired by Staunton during his time at Leigh Park. The rest of the estate was made up of smaller farms with smallholders and cottagers farming no more than an acre or two and were mostly scattered around Stockheath Common and Durrants, close to Rowlands Castle. Mostly they relied on commoners' rights to graze their animals on Stockheath and Durrants Commons and the nearby Havant Thicket. Some of these small holdings developed into larger concerns and by the sale of the outlying portions of the Leigh Park Estate in 1936 had become established farms in their own right.

During the later occupation of Leigh Park by William Stone and the Fitzwygram family more substantial farms developed. By 1883 farming seemed to have been of less importance to the Leigh Park Estate. Of course the smaller farmsteads and small holdings were bringing in welcome rent from the many tenants but the two farms that were farmed by the estate itself, the Home Farm and Middle Park Farm, were being put out to tenure as Sir Frederick Fitzwygram gave up farming on the estate.

Leigh Park Estate, Havant, – Home and Middle Park Farms – Important Sale of the whole of the Live and Dead Farming Stock, steam ploughing, cultivating, and harrowing tackle, 1,200 fleeces of wool etc., the property of Major General Sir Frederick Fitzwygram, Bart., who is relinquishing farming.

MESSRS FAREBROTHER, ELLIS, CLARK and Co. have received instructions to offer for SALE by AUCTION, early in March, the whole of the valuable LIVE and DEAD FARMING STOCK, comprising about 16 powerful active

cart horses and colts, between 60 and 70 head of horn stock, including several pedigree longhorn, dairy cows, shorthorn cows, fat steers, heffers, and calves, pedigree longhorn bull: the entire flock of fine framed crossbred Hampshire and Southdown ewes in lamb or with lamb,, fat ewes, wethers, and maidens, pigs, poultry etc. The dead stock comprises two eight horse power agricultural traction engines by Aveling and Porter, together with four farrow Fowler's ploughs, seven tine turntable scarifier, steam harrows on frames, two traction wagons to carry four and five ton respectively, and man's travelling and sleeping van, which will be offered in one lot: 30 feet straw elevator, patent Shuttleworth thrashing machine, reaping and mowing machines, Beverley wagons, Scotch carts, rollers, chain, spike and other harrows. Ritchie and Wale's patent grist mill for steam power, and the usual farm implements and appurtenances: also the two years clip of 1,200 fleeces ewe and teg wool. Catalogues may, when ready, be had at all the principal inns of the neighbourhood; at the farms; and of Messrs Farebrother, Ellis, Clark and Co., 5 & 6 Lancaster place, Strand, W.C. and 18 Broad Street, E.C.

The Times 17th February 1883

By 1936, eighteen farms and smallholdings were put up for sale by the then owner Miss Angela Fitzwygram, the daughter of Sir Frederick Fitzwygram who had acquired the estate in 1874. The land was acquired by Parkleigh Investment Co. who in turn sold the land to Portsmouth City Council who needed extra land outside of Portsmouth for development. Of these twelve farms would eventually disappear and their land later used for redevelopment or for the building of part of the Leigh Park and surrounding housing estates under Portsmouth City Council who had started to acquire the land in 1944 in anticipation of the need to replace houses destroyed in the war. Since 1980, a further two farms have disappeared. Of the remainder, Durrants Farm and Whichers Gate Farm, are now limited smallholdings, Little Leigh Farm has become a riding school, whilst at Prospect Farm only the farmhouse remains.

Three of the farms, Middle Park, Dunsbury and Westbrook Farms and to some extent Smith's Farm had their origins in the Medieval Bedhampton

Deer Park, a vast area covering most of the northern part of the parish of Bedhampton. The park itself was disparked around 1600 and the land divided into farms. It is probable by this date that Park Lane, the area where the farms were situated close to, was the eastern extent of the boundary of the park and Bedhampton parish. By 1632 the park had been converted into pasture and arable farmland and at this period there appear to have been six farms within the bounds of the former park. The estate farm, or Home Farm, still survives within what is now Staunton Country Park. Added to the estate by William Garrett in the early part of the nineteenth century and later embellished by Sir George Staunton the farmhouse and associated buildings are now open as a farm trail for generations of people to enjoy.

Prior to the formation and of the Leigh Estate under William Garrett the land around Leigh House was made up of various plots farmed by various leaseholders and copyholders renting their land from the lord of the manor. In 1800 the small Leigh Estate was acquired by Garrett, along with leasing the Manor of Havant (succeeding his brother in law Richard Bingham Newland) with Garret over a number of years systematically acquiring all the land close to the Leigh Estate, including what would become the Home Farm or Leigh Park Farm. By 1819, the date the estate was sold to Sir George Staunton, the estate measured 828 acres of park, meadow, arable and coppice land.

After the death of Staunton in 1859 the Estate passed through his family until it was acquired by William Stone in 1861. Stone added to the estate purchasing Prospect or Leigh Farm on the eastern fringes of the estate and added many cottages which still survive, including two close to the farmhouse at Prospect Farm. Several of the small cottages with a little land attached became substantial smallholdings under Stone, especially around the Stockheath Common area and Durrants and the same could be said of the ownership of Sir Frederick Fitzwygram and his subsequent family when smaller smallholdings were established and acquired.

Even during the Second World War the estate farms played their part in protecting this part of Hampshire; pill boxes were built at Locks Coppice and

anti-aircraft guns were located at Prospect Farm, Stockheath Villa Farm and Little Leigh Farm.

MIDDLE PARK FARM

Originally part of Bedhampton Park and one of six farms in the former bounds of the park, the farm was purchased in 1833 by Sir George Staunton from the estate of the late James Brown for £4,000. Then known as Middle Bedhampton Park Farm, part of the farmhouse building was reputedly to date from the 17th century but parts may even have dated from the time of the disparking of Bedhampton Park around 1600. One theory is that it was originally one of the lodges to the deer park.

Early documents show that it was owned, as part of Bedhampton Park, in 1711 by Thomas Cotton of Watergate Park, Sussex and by 1741 by Lord Talbot, who sold it to John Moody, Lord of the Manor of Havant in 1744. It remained under the ownership of the lords of the manor of Havant until the 12/13th October 1802 when William Hopwood acquired the farm of 192 acres from Richard Bingham Newland for the sum of £7,835. Part of the mortgage money being put up by Thomas Lellyett, yeoman of Warblington, who was related by marriage to William Hopwood. Money problems appeared to hinder William Hopwood during his tenure at Middle Park with various mortgages being taken out and in July 1805 the farm was put up for sale and was described as follows:

MIDDLE PARK FARM,

Havant, 2 miles from Havant Station and 2 miles from the
Cosham to Horndean Light Railway.

Catalogue of the whole of the Live and Dead

FARM STOCK

Comprising

7 USEFUL CART HORSES,

Quiet and good workers,

BLACK CART GELDING (3 years, unbroken),

DARK CHESTNUT COB (quiet to ride and drive),

2 HACKNEY COLTS, 2 & 3 year old, by "Havant Peacock,"

THE DAIRY OF

34 well-bred **SHORTHORN COWS,**

RED SHORTHORN BULL (2 year old),

A large and varied assortment of

FARM IMPLEMENTS & TOOLS,

HARNESS AND DAIRY UTENSILS,

WHICH

Richd. Austin & Wyatt

Are favored with instructions from Mr. Frank Budden, in consequence of
his quitting, to Sell by Auction, on the premises,

On Friday, October 10th 1919,

At 11.30 o'clock.

LUNCHEONS will be supplied at 3s. per head, returnable to Purchasers
of £5 and over.



Watercolour of Middle Park Farm by William Grant, 1914.

A truly desirable Freehold Tythe Free & Land Tax redeemed Estate To be SOLD by AUCTION, by Mr. Bartlett At the Dolphin Inn, Havant, on Monday the 5th day of August, 1805, precisely at five o'clock in the afternoon, unless previously disposed of by Private Contract, of which due notice will be given.

Comprising a comfortable firm built Farm-House, productive Garden, two Orchards, two Barns, Stabling for fifteen horses, two cart-houses, Cow Pens, Pig Styes, extensive Gate Room, etc., together with 246 acres of good Arable Land, particularly adapted for the growth of turnips, being a sandy loam, and 42 acres of rich Meadow Land, customary measure, the whole within a ring fence, situate in the beautiful and retired village of Bedhampton, one mile from the Turnpike leading to Portsmouth from which it is a distance of 9 miles, 9 from Fareham, 12 from Petersfield, 10 from Chichester, and 66 from London. The buildings from this Estate is in good repair, the land is in a good state of cultivation, the neighbourhood truly respectable, in a county eligible for hunting and shooting, is surrounded by excellent roads and some of the first Corn and Cattle markets as are in any part of England; is now in the hands of the

proprietor, Mr. William Hopwood, who will give immediate possession, or at Michaelmas next. The Timber and Underwood to be taken at a valuation; the growing crops may, or may not, at the option of the purchaser. £3,000 of the purchase money may remain on mortgage.

Hampshire Telegraph, 13th June, 1805

The new owner of the farm was James Brown of Purbrook who paid the large sum of £8,500 with William Garrett of Leigh House taking on the mortgage in September 1805. James Brown died in July 1820 but the ownership of the farm remained with his family and on 11th September 1820 the farm was advertised in the *Hampshire Telegraph* for letting.

At the time of the sale of the Leigh Park Estate in 1860 we get an even better description of how the farm was made up and by this time measuring 196 acres of pasture, arable, meadow, and woodland:

THE MIDDLE BEDHAMPTON PARK FARM

Situate adjoining Leigh Park, the Lands of Lord Sherborne, and others, in the Parish of Bedhampton, only a short distance from the Road leading through Bedhampton from Chichester to Portsmouth, With Farm House, containing seven bedrooms, two parlours, kitchen, wash-house, Dairy, outer Dairy, and the following out-buildings:-

Cart Shed, two large barns, cow shed, yard, cattle shed, another cattle shed, and piggery, fowl house, stable, chaff house, stable and loft over, and granary, good Pond of Water, Orchard, Garden and 196 acres of Pasture, Arable, Meadow and Wood.

Let to Mr. J.B. Clarke, on Lease for a term of eight years from 29th September, 1858, at £160. 10s. per annum.

The farm at this stage was under the tenancy of John Bridger Clarke, a Havant brewer, maltster, miller who at this time was almost single handedly dominating the town commercially. It is clear that Clarke was sub-letting the farm during his tenure at Middle Park and the Home Farm at Leigh Park. At the time of the 1874 sale of the Leigh Park Estate the farmhouse was interestingly advertised as two tenements with a set of nearly new farm buildings. In October 1919, the tenant Frank Budden, after farming at Middle

Park for nearly 20 years put his Live and Dead Stock up for sale after deciding to quit the farm. After the sale the new tenant George Whitbread, along with other members of his family, farmed Middle Park and nearby Dunsbury Hill Farm for many years, until the closure of Middle Park Farm in the early 1960s. At the time of its sale in 1936 when the outlying portions of the Leigh Park Estate was being sold off the farm comprised 194 acres, not too dissimilar to the acreage as given in the Leigh Park Estate sales particulars for 1860.

Included in the sale of Middle Park Farm were the nearby Fir Tree Cottage and Abbey Bank Cottage, formerly used as cottages for farm labourers. Certainly by the 1930s Abbeybank Cottage appeared to be a smallholding in its own right as it probably once was. Middle Park Farmhouse was situated where Malmsbury Lawn Care Home now stands in what is now Woolston Road and it closed in 1964 with George Whitbread, the son of George Whitbread, relinquishing farming. A final sale of the livestock and farming implements took place in March of that year. The old farmhouse was soon demolished to make way for part of The Warren housing estate and although part of the actual farm land still survives a modern housing development close to the former farmhouse site has been built.

DUNSBURY HILL FARM



Dunsbury Hill Farmhouse and Buildings circa 1990.

This farm along with 231 acres was added to the Leigh Park estate in December 1877 when it was acquired by Sir Frederick Fitzwygram along with the major part of nearby Upper Bedhampton Park Farm, Bell's Coppice of 173 acres, and other land in Catherington and Blendworth. It was purchased from William and John Deverell of Purbrook Park for the sum of £12,800. The farm, along with Upper Park Farm (Westbrook Farm) and its neighbour Middle Park Farm had its origins in the Bedhampton Deer Park and was one of the six farms that had been converted into pasture and arable farmland after Bedhampton Park had been disparked prior to 1632. By 1632, Dunsbury, as it was recorded at this time, measured 240 acres.

In June 1809 it came under the ownership of Ebenezer Fuller Maitland as part of the larger Bedhampton Park Farm with its neighbour Upper Park Farm after being sold by its then owner Richard Bingham Newland. The sales advertisement in the *Hampshire Telegraph* for the 12th September 1808 describes two farmhouses, one '*an old Farm House,*' almost certainly Upper Park farmhouse and a '*neat new built farmhouse*' certainly what would become Dunsbury Hill farmhouse. By November 1832 it is recorded quite clearly in newspaper advertisements as Dunsbury Hill Farm, a farm in its own right.

In October 1836 Ebenezer Fuller Maitland put the farm up for sale. At the time of the sale it was described as a farm of 450 acres, presumably along with Upper Park Farm. The advertisement in *The Times* states that the '*property strongly recommends itself to the notice of capitalists and agriculturists generally, as presenting a safe and profitable investment, the proprietor having spared no expense for several years past in permanent improvements*'. The outcome of this offer for sale was that the farm remained with Ebenezer Fuller Maitland until his death in 1858. The following year of 1859 the farm along with Upper Park Farm was sold to John and William Deverell of Purbrook Park (see Upper Park Farm).

The Dunsbury Hill Estate, Bedhampton, Hants. – Important Freehold Property. Tithe Free, consisting of 450 Acres of extremely fine Meadow, Pasture, Arable, and Wood Land, eligible alike for occupation or investment.

Mr. Leifchild has the honour to announce that he has received instructions to OFFER for SALE, at Garraway's on Wednesday, November 16, a very valuable and important FREEHOLD ESTATE, most delightfully situate at Bedhampton, in the county of Hants: consisting of a commodious Residence fit for a respectable family, and at a convenient distance a baliff's house with superior agricultural offices, judiciously arranged and in complete repair, together with numerous handsome enclosures of rich meadow, pasture, arable, and woodland lying well together, and interspersed by a fine running stream, containing in the whole upwards of 450 acres. The above property strongly recommends itself to the notice of capitalists and agriculturists generally, as presenting a safe and profitable investment, the proprietor having spared no expense for several years past in permanent improvements. The estate is situate in the most beautiful and fertile part of the county, within one mile of the capital market town of Havant, about eight miles from Portsmouth, and 66 from London. The woods by which this fine property is peculiarly distinguished, are full of fine young thriving oak timber, well stocked with game, and several first rate packs of hounds are kept in the immediate neighbourhood. Mr. Leifchild is fully authorized to receive an offer by private contract for the estate, and will be happy to afford any information on application at his offices, 45, Lothbury.

The Times, 25th October 1836

UPPER BEDHAMPTON PARK, OR DUNSBURY HILL FARM IMPORTANT SALE OF LIVE AND DEAD FARMING STOCK

Mr. Charles Lewis will SELL by AUCTION, on the premises, on Friday, the 25m of May, 1846, at one o'clock precisely, – All the valuable LIVE and DEAD FARM STOCK, etc. of Mr. John Elliott deceased; comprising seven strong useful horses, 20 cows and heifers, and 34 tons of good meadow and clover hay, three wagons, dung, raved, and light springed market carts, good new Stanhope thill, plough, trace and gig harness, potato, tickle, wheel, and Berkshire ploughs, drags, harrows, four-horse cast iron and other rollers, seed drill and seed machine, chaff cutting machine, winnowing machine, barn, stable, granary, and other effects, five loads of sacks, ladders, quantity of vetchs, oil cake, double gun, donkey, quantity of

poultry, and various other articles too numerous to mention. May be viewed the morning of Sale and catalogues five day's prior.

Hampshire Telegraph 1st July 1848

By the mid nineteenth century various tenants had farmed at Dunsbury Hill, one of them being Captain William Garwood, a merchant naval officer, who died at his residence at Dunsbury Hill Farm on the 11th February, 1856, aged fifty four. A good description of his farm stock as well as his furniture of the farmhouse can be found in the sales particulars of the farm for the 30th August of that year. Included in the sale are: *'ten very superior and powerful young draught horses, fit for any description of work, including two beautiful roan mares to match for size, strength, condition, and beauty to challenge any gentleman's teams in the county.'*

The Census Returns from towards the end of the nineteenth century give us a good description of who was working the farm at this date, for example at the time of the 1871 census Charles Aylwin was occupying the farm of 101 acres and employing two men and one boy on the farm. The census of 1891 records John Chase, farmer, at the property and we get a good description of what was going on at the farm during his tenure from an advertisement for the sale of the live and dead farming stock on 25th August 1893.

TO BE SOLD BY AUCTION

Messrs Wyatt & Son, on Friday, the 25th August 1893, at twelve o'clock precisely on the premises at Dunsbury Hill Farm, by direction of Mr. John Chase, - All his Valuable LIVE & DEAD FARMING STOCK AND CORN & HAY CROPS GROWING AND SEVERED Consisting of in Live stock, - two valuable horses, a dairy of nine valuable Alderney cows in calf and in full profit, Weanyer heifer calf, three sows in pig and with pig, about 50 head of poultry; in dead stock, - double thill wagon, two dung carts, rave cart, land presser, two ploughs, chaff cutter, mowing machine, hay tedding machine, light spring cart, winnowing machine, two horse iron roller, iron drag and small harrow, rick cloth, wheel barrow, hen coops, drag rake, corn bins, thill, trace and plough harness, set of light cart harness, the usual smaller implements and dairy utensils. The growing and severed crops consist of about four acres of wheat, eight acres of barley, eighteen acres of oats,

three quarters acres of potatoes, twenty five acres of clover and mixed grass, and a rick of clover and bent hay.

At the time of this sale the farm was taken over by Henry Gauntlett as tenant of Sir Frederick Fitzwygram. Gauntlett at this stage was also renting Crookhorn Farm which was working at a loss and in February 1897 he was declared bankrupt with Sir Frederick Fitzwygram repossessing the farm and stock. In the 1936 sale of the outlying portions of the Leigh Park Estate the farm comprised 237 acres and although at the moment a large quantity of the land survives further development has been proposed.

The Very Attractive Residential and Sporting Property Known as Dunsbury Hill Farm, Cowplain Lies high with beautiful southern views over the isle of Wight and over the Petersfield Hills on the north, with the benefit of shooting and sporting over some 237a. Or. 10p. Comprising about 183 acres of Farmland and about 53 acres of Woodland And having a Gentleman's Residence Standing in an attractive garden, substantially built of brick with cement rendered elevations and slated and tiled roofs, with the following accommodation: Two sitting rooms, dining room, kitchen with range, pantry, scullery with copper, range and sink, five bedrooms and two attics. Cellar, W.C., old dairy, wood house and E.C.

The Compact Farm Buildings Comprise: dairy, pump room and garage, four stall stable, three stall cow pen, a range of cow stalls with standing for 12 cows, straw and hay barn, a further range of twelve milking stalls, granary, four cow stalls, loose box, shed and fowl house, open cart shed, three pigsties, rick yard.

Let to Messrs F. and J. Whitbread on a yearly Michaelmas Tenancy, with other land at a total rent of £190 per annum.

Leigh Park Estate 1936 Sales Catalogue, 17th December 1936

The farmhouse was demolished in 1994 and now the A3(M) motorway cuts close to where the farmhouse was once situated. It was farmed for many years from around the time of the Great War, along with nearby Middle Park Farm, by the Whitbread family and from 1940 until his death in 1951 by William Davis.

The Dunsbury Hill site has now been earmarked for potential development for industry in partnership between Havant Borough Council and the site owner Portsmouth City Council. The vision is to create a green and environmentally friendly high quality Business and Technology Park that will deliver economic and special benefits to Leigh Park and the wider area and taking into consideration the local habitat and the existing importance for nature conservation.

WESTBROOK FARM (UPPER PARK FARM)

This farm was originally known as Bedhampton Upper Farm, formerly part of Bedhampton Park and along with Dunsbury Hill Farm was acquired by Sir Frederick Fitzwygram in July 1877 from William and John Deverell. At the time of the sale the farm measured 33 acres but was previously part of a much larger concern. The farm takes its later name from William Westbrook who was occupying a cottage with cowsheds, piggery and a dairy on the site prior to 1860. Originally the farmhouse appears to have been a timber framed building with a central chimney reputedly dating from the reign of Queen Anne. The cottage was later enclosed with brickwork.

In September 1808 the farm, along with Dunsbury Hill Farm, were put up for sale by the then owner Richard Bingham Newland and on the 12th June 1809 the estate was conveyed to Ebenezer Fuller Maitland of Shinfield Hall, Berkshire, for the reputed sum of £14,500. It comprised a *'neat new Farm House, an old Farm House, two cottages'* and other land totaling 586 acres (see sales details under Dunsbury Hill Farm). This was certainly the Bedhampton Park Farm surveyed in 1811 for Fuller Maitland. Fuller Maitland who had no other connection with Bedhampton was a wealthy MP and merchant from Shinfield Hall, Berkshire and a former sheriff of the county.



Westbrook Farmhouse, Park Lane, 1977 (HRO HPP1/19)

It would also appear that the 1809 sale was for both Upper Park Farm and Dunsbury Hill Farm together in one lot. The outcome of the sale is unclear as Ebenezer Fuller Maitland appeared to retain the ownership of the estate but as various sales particulars confirm the acreage of both farms appeared to be very fluid in measurement (see statute and customary measure). Another sales particular has Bedhampton Upper Park Farm up for sale in September 1825 but again it appears that the farm estate is not sold. In August 1817 a sales notice appeared advertising:

All that Freehold Tithe Free Estate, in a ring fence known as Upper Bedhampton Park, comprising upwards of 646 acres (customary measure) of Arable, Meadow, Pasture and Wood Land, with two farm houses, barns, stables, two cottage and necessary farm offices; one mile from the Turnpike Road from London to Portsmouth, contiguous to good markets, chalk and lime close to the estate, and is most delightfully situated upon an eminence, commanding views of the Isle of Wight, Portsmouth Harbour, and the sea, is peculiarly calculated for the residence of a Naval Officer, or a Gentleman fond of field sports, as it abounds with Game. To be viewed by application to Mr. Elliott, on the premises of whom descriptive particulars may be had.

Hampshire Telegraph, 4th August 1817

TO be SOLD by Public Auction by Mr. King at the Ship and Bell, Horndean on Wednesday September 28th, 1825, at four for five o'clock in the afternoon – Bedhampton Park Upper Farm, situated near the Turnpike Road from London to Portsmouth, eight miles from Portsmouth, two from Horndean, two from Havant; consisting of 456 acres of Arable, Meadow, Pasture and Woodland; the whole of which is free from Tythes, except a few acres of Coppice, and subject to the payment of a modus of ten shillings. The timber is in a thriving estate, the fences are excellent, and the Buildings in good repair. – Besides the Farm House there are four cottages on the Estate

Possession to be given at Michaelmas. John Merwood, Baliff, living at the Farm House will show the Estate.

Hampshire Telegraph, 21st September 1825

UPPER PARK FARM, BEDHAMPTON

To BE Sold by Auction, by Mr. King, on the premises, on Friday the 18th of April, 1823, All the valuable LIVE and DEAD FARMING STOCK, ETC belonging to Mr. William Fuller, quitting the said farm.

The Live Stock consists of eight active draught horses, two yearlings, and one two yearling cart colts, a clever black nag mare, rising four, a neat bay pony, eleven prime young cows, with calves, three in calf, a two yearling bull, three remarkably kind sows, pigs etc.

The Dead Stock comprises five strong wagons, one large and two smaller dung carts, a neat light tax cart and harness; three Tickells, two swing and other ploughs, Cook's patent drill machine, a large presser by Parry, drags, harrows, two sets of winnowing tackle, trace, and plough harness etc. Also a oak rick steddle, on nine stones.

Hampshire Telegraph, 7th April 1823

By the time of the 1845 Bedhampton Tithe Survey Maitland's holdings at Upper Park Farm amounted to 422 acres, including the nearby Dunsbury Farm, and under the occupation of John Elliott. Following the death of Maitland in 1858 his son and heir William Fuller Maitland conveyed the following year the farm to John and William Deverell of Purbrook Park for £7,000, with an additional £1,413 for timber.

CAPITAL FREEHOLD FARM, NEAR HAVANT, PORTSMOUTH AND CHICHESTER

MR. LEIFCHILD is instructed by the Executors of E. Fuller Maitland, Esq., deceased, to SELL by AUCTION at Garraway's, on Tuesday, March 15, at 12 o'clock for 1 o'clock, in one lot, an important and valuable FREEHOLD ESTATE known as Bedhampton Upper Park Farm, in the parish of Bedhampton, in the county of Hants, about one mile from the market town of Havant, and near the capital markets of Portsmouth and Chichester. It comprises a cottage residence or hunting shooting box, a convenient farmhouse, with ample agricultural buildings, two good cottages, and about 40 handsome enclosures of capital meadow and pasture land, lying in a ring fence, and now held on lease by Mr. Beasley, at £235 per annum. The woods about 150 acres are in hand. The estate is nearly tithe-free, and land tax redeemed. There is good brick earth on the property, the rates are low, the woods abound with game, and several packs of hounds are kept in the neighbourhood.

The Times, 21st February 1859

IMPORTANT SALE OF THE LIVE AND DEAD FARMING STOCK, GROWING CROPS, ETC. OF UPPER BEDHAMPTON PARK FARM, IN THE PARISH OF BEDHAMPTON, HANTS..

Mr. CHAS LEWIS will SELL by AUCTION, about the Middle of this month, - All the LIVE & DEAD STOCK etc. of the above Farm; comprising a FLOCK of 160 South Down and Welch ewes and lambs, 11 active useful horses, 24 milch cows, heifers, bull, and oxen; 40 acres of good thriving wheat, 20 acres of barley, 20 acres of oats, rick of wheat about nine loads, 40 tons of meadow and clover hay, and every agricultural implement requisite for a farm of 300 acres.

Immediately after the above will be SOLD, - About 800 of small and large oak sticks, 1,000 Frame Faggots, and 1,000 Bunts; all of which will be arranged in convenient Lots.

Hampshire Telegraph, July 1848

By 1851 and for the next couple of years, Thomas Lyus, as tenant, is farming on the site and employing ten labourers on the farm of 284 acres. In October

1853 all the valuable Live and Dead Farming Stock of Thomas Lyus was sold off including:

Ten good working horses with two foals, forest pony foal at foot, capital pony, beautiful brown filly three years off, by Fallowbuck, handsome Galloway, 14 hands, rising four years, well broken, splendid bay mare, five off, quite a picture, 15 hands, six capital cows, two heifers, and pigs, two ricks of oats off 36 acres, capital clover hay rick, about 30 tons, cochinchina and other poultry etc., capital wagons, Hanson's ploughs, iron harrows, scarifiers, Crosskill's presser, chaff cutter, iron roller, corn pressing machine, blower, dung and rick carts, pony chaise, luggage cart, thill, trace, plough and gig harness, stable and barn requisites, quantity of wood, sacks, large capital brewing gear, etc.

Hampshire Telegraph, 8th October 1853

By the time of the 1845 Bedhampton Tithe Survey Maitland's holdings at Upper Park Farm amounted to 422 acres, including the nearby Dunsbury Farm, and under the occupation of John Elliott. Following the death of Maitland in 1858 his son and heir William Fuller Maitland conveyed the following year the farm to John and William Deverell of Purbrook Park for £7,000, with an additional £1,413 for timber.

By 1851 and for the next couple of years, Thomas Lyus, as tenant, is farming on the site and employing ten labourers on the farm of 284 acres. In October 1853 all the valuable Live and Dead Farming Stock of Thomas Lyus was sold off.

The next tenant is Edward Beasley who in the census of 1861 for Upper Park Farm is occupying the farm and employing seven men and two boys on the farm of 297 acres. By the time of the census in 1871 Henry Ford was farming 124 acres at Upper Park Farm and employing four men. The census continues with the disparity in the amount of acreage for in 1881 Alfred Poor is farming 220 acres and employing four men and two boys. The disparity in this instance can be put down to the changes made by Sir Frederick Fitzwygram after acquiring the outlying land in July 1877. In December of the same year, 1877 Sir Frederick agreed to sell the northern part of the farm to the Clarke-Jervoise trustees and at Sir Frederick's request William Deverell

conveyed this property directly to the Clarke-Jervoise trustees in a deed dated 15 December 1877.

The farm appears to have become known as Westbrook Farm in 1877 when the 450 acres that Sir Frederick Fitzwygram had bought were divided into Dunsbury Hill Farm and Westbrook Farm (65 acres by 1936) with Dunsbury Farm becoming the larger concern.

In 1977 plans were being put into place to try to save the historic farmhouse after it fell into disrepair after severe drought disturbed the foundations and part of the roof collapsed but the decision was made by Portsmouth City Council, the owners of the building to demolish the farmhouse and farm buildings. On the site now stands a public house, The Plough and Barleycorn, and nearby a modern housing development now forming Westbrook Farm Estate retains the name of the old farm.

PROSPECT FARM (LEIGH FARM)

The farmhouse of Prospect Farm, situated on the corner of what is now Prospect Lane and Wakefords Way, has a date of 1776 which makes it one of the oldest surviving buildings in the area. At this time it was held by Thomas Silver, who in his will, dated 4th January 1779:

Bequeathed all his freehold and copyhold Estate in the parish of Havant which he purchased of Samuel Clarke and Thomas Clarke of East Meon all then occupied by Farmer Hore and himself unto his son William Silver for the term of his natural life.

In 1808 it was inherited by Ebenezer Johnston from his grandfather William Silver of Langstone and after Ebenezer Johnston died in 1850 it was left to his heir, his daughter Lucy and her husband Thomas Pemberton. It was later incorporated into the Leigh Park estate under William Stone in April 1863 when he paid the sum of £2,548 3s 8d to Thomas Pemberton and the Johnston Estate for the farm.

An earlier tenant at Leigh Farm was William Sainsbury, who had strong connections with the Independent church in Havant. (See notes at end of booklet).



Prospect Farm House, 2011.

Prior to 1865 it was known as Leigh Farm and may well have at one time incorporated the nearby Leigh Cottage or Little Leigh Farm, as it became, as part of its estate. The 1842 Tithe Award for Havant records Ebenezer Johnston owning 120 acres at Leigh Farm and under the occupation of Harry Scott

By 1874 the farm measured 160 acres and was in the tenure of Henry Tee (lease for 14 years from 19 Sept. 1868) who was paying annual rent to the Leigh Park Estate of £202 10s. as the sales particulars record:

LEIGH OR PROSPECT FARM

Consists of a convenient house, containing:

On the Upper Floor... three bedrooms, and a smaller bedroom

Ground Floor...parlour, living room, kitchen, pantry, larder, and paved dairy, also an enclosed yard in which are the following outbuildings: Wash house, soft water tank, closet, two fowl houses, wood house, range of

piggeries with meal house adjoining, and underground meal and grain cisterns, Garden and Orchard,

And on the opposite side of the road are the farm buildings comprising two stall nag stable with division for harness, two three-stall cart horse stables, with divisions for chaff and harness, two bay barn, granary, cow pen, cow house for ten and calf pen adjoining, feeding box with root house adjoining, meal house, cart lodge, tool house, enclosed yards with open cattle sheds, and stock yard; also Two Cottages Adjoining with outbuildings, gardens, and well of good water, and numerous enclosures of capital Arable and Pasture Land Comprising 160a 2r. 29p.

Let upon lease to Mr. Henry Tee for a term of which about 5 years have expired at a Rent of £200 per annum and a further £2 10s. per annum interest on outlay for new granary.

THE FOOT & MOUTH DISEASE

At the present time there are three cases of foot and mouth disease at this part of the county, namely one at Mr. Duke's, Plant Farm, in the parish of Southwick; one on the premises of Mr. Henry Tee, Prospect Farm, Leigh, and the other in the parish of Exton, on the premises of Mr. Thomas Roberts, of Peak Farm.

Hampshire Telegraph, 22nd March 1871

In the sale of December 1936 the farm measured 134 acres and certain land was described as having potential building value, which certainly became the case:

PROSPECT FARM, LEIGH LANE, HAVANT.

Bounded on two sides by good hard roads and is pleasantly timbered and being within a short distance of the town of Havant, which is extending in this direction. The frontage land has a potential building value. Provides a very suitable site for a Gentleman's residence, having good views over well wooded country and Emsworth Harbour, with some excellent shooting. It comprises about 134 acres with some excellent Pasture and Arable Land and a capital brick built, slated and tiled farmhouse, containing: four bedrooms, bath room with lavatory basin and W.C., three sitting rooms,

office fitted with lavatory basin, kitchen with range and sink, dairy with store, wood house, three coal and store sheds, W.C., The compact Farm Buildings, mostly of brick and slate around two yards comprise:

Eight stall stable, range of cow houses with 37 stalls, cooling and sterilizing shed, lofty timber and slated barn, straw and meal store, open cart shed, piggeries for 8 pigs, hovel and loose box. Let to Mr. L. Trevis on a yearly Michaelmas Tenancy, with other land at a total rental of £209 4s. per annum.

Later occupants have experienced ghostly going-ons at the farmhouse as this article from the local press of May 1977 testifies:

A white farm cottage with the date AD 1776 over the door is not the kind of dwelling most people associate with Leigh Park It is on the corner of Prospect Lane and Wakefords Way, and is a reminder of the days when the Park was a country estate. In the best tradition of old country houses, it is reputed to be haunted. Mr. and Mrs. Killoran took over the property before all the surrounding houses were built. It was formerly occupied. Mrs Killoran told me, by a recluse farmer whose physically handicapped daughter was thrown from a horse-drawn landau and killed. Overcome by grief, he hanged himself in the attic-She said the family dog would never go into the attic, and his hackles rose alarmingly whenever he approached the stairs leading to it. Mrs. Killoran says she has never noticed anything unpleasant, although there are stories of the sound of galloping horses in the night. The couple have no qualms about ghosts

LITTLE LEIGH FARM

Formerly known as Leigh Cottage and later Little Leigh Farm this small farmstead was originally acquired by Sir Frederick Fitzwygram in 1901 and added to the Leigh Park estate. The farm can be traced back to the Tithe Award of 1842 when it was under the ownership and occupied by George Ray, a relative by marriage to the Silver/Johnston family who at one time owned the nearby Leigh Farm, although it was probably a lot older than that. Ray owned at the time of the tithe award *Leigh Cottage and Garden* and just

over 11 acres of land. A description of the farm from an advertisement of 27th December 1851 described it as:

LEIGH FARM, COTTAGE & LANDS

A compact little property containing nearly twelve statute acres of Arable and Pasture Land, with a well constructed Residence, Homestead, capital orchard and garden with every convenience; also a small cottage and garden attached. The above estate is copyhold of inheritance under the manor of Havant, subject to a stinted fine, heriot, and quit rent of 1 shilling each, and having the right of pasture over 800 statute acres of waste (which adjoins the property), is equal to freehold in respect to its tenure.

Hampshire Telegraph, 27th December 1851

By 1860 Little Leigh Farm as it was becoming known was in the hands of the Padwick family, local farmers and landowners and it is believed remained with the family until it was sold to Sir Frederick Fitzwygram. An advertisement for the sale of the farm stock for 26th September 1868 records:

LITTLE LEIGH FARM, NEAR WHICHER'S GATE, HAVANT.

Five primed well-bred young cows, in calf, useful black horse, a rick of well made Meadow Hay, about 10 tons, rave, spring and dung carts, harrow, plough, roller, drag, and other rakes, light cart and thill harness, and sundry effects, part of the household furniture, dairy, utensils etc., the property of Mrs Mary Outen, who is leaving the farm, which will be SOLD by AUCTION, by Messrs Lewis & Son, on the premises, on Thursday the 1st of October, at one o'clock.

Hampshire Telegraph, 26th September 1868

At the time of the 1871 census Thomas Till, aged 48 was farming 16 acres; his son James, then aged 21 was also working on the farm and was recorded as the tenant of Little Leigh Farm as late as 1936 when he was around 86 years old.

In the sale of the outlying farm land of the Leigh Park Estate in December 1936 it was described as:

Little Leigh Farm, Leigh Lane, Durrants Comprising about 11a. 3r. 22p. with Good Pasture Land. The brick and slated dwelling house contains: Four bedrooms, three sitting rooms, scullery. Old dairy, pantry, wood house and E.C. Garden and orchard. The Farm buildings comprise: Store, stable and straw store, Cow house for 8 cows. Two good pigsties, open cart shed. Let to Mr. James Till on a yearly Michaelmas Tenancy, with other land at a total rent of £50 per annum.

During the war years an anti-aircraft gun emplacement was erected on the site, one of many placed around the local area. Up to the time of its closure the farm was run by Mr Robert Rutter for many years and it measured around 200 acres, probably including some of the land that formerly once belonged to Prospect Farm. Under him the farm was mainly a livestock farm with around 60 cows for milk production, as well as raising horses for show jumping. The farm, under the ownership of Portsmouth City Council, was derelict for many years but the derelict site has since been renovated and in 1996 turned into a thriving riding school under the name of Little Leigh Farm Equestrian Centre. The centre now amounts to 67 acres.

HAVANT FARM

Havant Farm was purchased by Sir George Staunton for the sum of £4,000 in October 1821 from William Holloway, a member of a prominent local family that had farmed the area for years. The farm was among the first land purchased by Staunton in his enlargement of the Leigh Park estate after buying the estate in 1819.

Interestingly William Garrett had earlier acquired 44 acres of copyhold land from William Holloway in 1800 in the vicinity of what would become Havant Farm and it is conceivable that some of this land, and the land acquired by Staunton, went into what would become Staunton's Havant Farm. The farm was situated to the north of Havant Railway Station with the farmhouse fronting onto Leigh Road near to where the Curlew Public House now stands.

During the nineteenth century the farm was mostly in the tenure of the Clarke family, merchants and brewers of Havant and comprised approximately 135 acres. At the time of the sale of 1874 when the Leigh Park Estate was acquired by Sir Frederick Fitzwygram the farm measured 135 acres of *'excellent Arable and Pasture land'* and in the tenure of Samuel Clarke. On the 24th March 1883 a new lease was taken out by Mr. Francis Foster, a former tanner of Brockhampton, from the Leigh Park Estate.

Foster had a reputation of breeding high class cart horses and as one advertisement stated: *'Mr. Foster has for many years been identified as a breeder of high class cart horses, and the same should be a guarantee that they are well worth inspecting.'* At the time of the new tenancy to Foster the land measured 135 acres.

Following on from Francis Foster's tenure at Havant Farm the next tenant was Henry Street who was variously described as a Cattle Dealer and Farmer in local directories for Havant who farmed at Havant Farm until around the end of 1918, Other tenants were to follow at the farm until around 1930 when it became a dairy farm under the control of Frederick Russell supplying the local community with fresh milk and other dairy products.

An exceptionally Well Situated Property Fronting on Leigh Road just outside the Town and Railway Station of Havant, Comprising about 26a. 0r. 37p. of Building Land together with Havant Farmhouse, Cottage and Farm Buildings.

The Farmhouse – approached from Leigh Road through a pretty garden, is a superior modern house of substantial construction in brick with a tiled roof and contains five bed rooms, bath room with lavatory basin and W.C., entrance hall, sitting and dining rooms, morning room, kitchen, scullery with "Ideal" domestic boiler, dairy, W.C., store shed and coal house.

The Farm Buildings – are around two yards and include: two lean to open implement sheds, a brick and tiled range of cart shed, cake store, garage, two stall stable and harness room, detached timber and corrugated-iron Manure shed, corn store. Range of corrugated-iron buildings on brick foundations, round an enclosed yard, and comprising: cart shed, tractor shed store shed and cow shed for two cows, open cow shed, six stall stable

and harness room, hay store, large lofty barn, cow house for 22, engine house.

Let to Mr. Fred. Russell on a yearly Michaelmas Tenancy with other land nearby at a total rent of £375 16s.

In the early 1950s the farmhouse, which had replaced an earlier structure, was demolished and the Curlew public house, opened in December 1954, and the nearby Oak Park school were built on part of the land. Connections with the farm remain with the naming of Havant Farm Close and Russell Road, both situated close to where the farmhouse stood.

SMITH'S FARM

The early history of this farm is clouded in mystery but it is quite clear that it was originally associated with the nearby larger Lower Bedhampton Park Farm but as documents suggest it is almost certain that the farm came into being as a separate entity some time before the late 18th century when records become a little clearer if not a lot earlier. It is probable that the origin of the farm and land predates this by at least two hundred years. Certain deeds relating to the farm record a start date of 1836 under the name of Smith's Farm. This can be borne out by a statement written in 1841 from Edward Messam, a farm labourer, relating to the origin of the name Smith's Farm which was taken from a tenant by the name of Richard Smith:

And I solemnly and sincerely declare that I know and am well acquainted with the farm recently called Smith's farm situate on the eastern side and adjoining Bedhampton Park Farm belonging to the said Peter Bennett Osmond and which he purchased as I am informed and believe of Mr. William Freeland – That some few years since a labouring man of the name of Richard Smith went to reside upon such farm from which time I believe Mr. Peter Osmond Bennett has been accustomed to distinguish such farm by the name of Smith's Farm but I never heard such farm called by such name and never knew it distinguished by any name in particular prior to the said Richard Smith's going to reside there as aforesaid.

This declaration, certainly, if the facts are correct, gives the ownership of Smith's Farm to Richard Bingham Newland in the late 18th century which is

highly likely as he did own the Bedhampton Lower Farm at this date. Further details in the declaration record that Peter Bennett Osmond purchased Smith's Farm from his brother in law William Freeland in 1815. Regarding John Densley, an early tenant on the farm, we know that he was the sister of Mary Hopwood of Middle Park Farm who sold that farm to James Brown in 1805 and that he was also leasing certain land in the parish of Leigh at around this date. It would appear that it was quite common that family connections may have played a large part in the leasing and buying of land during this period.

Relating to the farm a deed of 1807 records: '*A barn, gateroom with Upper Withy Field (14 acres), Lower Withy Field (18 acres), Five and Forty Acres (45 acres), close (2 acres) in Nine Acres Field, with tithes in Bedhampton Park.*' (HRO 63M48/1124-1131). These lands subsequently formed part of Smith's Farm and it is believed at this time the land was acquired by Thomas Lellyett from Richard Bingham Newland. A signed declaration from a labourer, William Jennings, in February 1841, records that he believed: (HRO63M48/1163)

A description of the pieces or parcels of land set forth in a certain Indenture dated the sixteenth of April one thousand eight hundred and seven purporting to be a conveyance to Thomas Lellyett from Richard Bingham Newland Esquire, the late owner of Bedhampton Park Estate.

It would appear that at some stage the farm passed to William Freeland from Thomas Lellyett before the sale to Peter Bennett Osmond in 1815. A later deed from 1836 records that Smith's Farm comprised:

Upper and Lower Withy Fields, Forty Five Acres and part of Nine Acres, also 36 acres, made up of Nine Acres, Long Meadow and Little Barn Croft. In total: 82 acres. (HRO 63M48/1145-1171)

On the 27th March 1841, the farm of 82 acres, along with Lower Park Farm, was acquired by Lord Sherborne, the lord of the manor of Bedhampton, from Peter Bennett Osmond. Interestingly 62 acres of land (lots 219-224) to the east of Smith's Farm was owned by John Osmond who was still recorded as owner at the time of his death in 1845. From the 18th April 1857 Bryan Ward

Gibbins, then residing at the Manor House, Bedhampton and his son Henry Gibbins, leased from Lord Sherborne the Manor and Park Farms, including Lower Park Farm along with Smith's Farm. It was later acquired by Sir Frederick Fitzwygram in 1877 with the remainder of the farm being acquired in 1912.

Smith's Farm, Bedhampton

Lying on the Eastern side of Park Lane Comprising: 26a. 1r. 38p. of Excellent Pasture Land with a pair of Brick and Tiled Cottages each containing: Attic and two bedrooms, sitting room with range, scullery and sink, E.C. The Buildings ranged around a yard include: Cart Shed, and stable, piggery for 6 pigs, lofty barn, three stall stable and calf shed.

Let to Mr. A. Gosden on two yearly Michaelmas Tenancies at a total Rent of £67 per annum.

Leigh Park Sales Catalogue, 17th December 1936

Situated on the lower part of Park Lane, in what is now Overton Crescent, part of the Leigh Park Housing Estate, the two cottages and twenty six acres of land disappeared under housing for the new Leigh Park Housing Estate in around the early 1950s.

DOG KENNEL FARM

Originally a scattered farmstead with land in Havant, on a site now occupied by the North Street Arcade, and further farmland in Leigh Road and close to Stockheath Common. It was acquired by Sir George Staunton and added to his Leigh Park Estate on the 8th October 1841. The origin of the name as well as the site is related to the lords of the manor of Havant and the manor house itself. In 1710 the manor was granted to Isaac Moody of Garsden in Wiltshire. He built the manor house, the fields to the north of it forming at that time Havant Park. He kept a pack of hounds hunting around Havant as well as Havant Thicket until his death 1728 and John Moody, his son, and later Richard Bingham Newland did the same after him. Close to the site of the manor house, which eventually became the Manor House Academy, in what was known as Softley's Yard stood the 'Dog Kennels.' When a new lease of the manor of Havant was granted to Richard Bingham Newland in 1784 he

started to sell of parts of the manor and in March 1800 James White acquired the following from Newland. White paying £630 for:

All that Barn, Yard and Gateroom called or known by the name of Dog Kennel Barn bounded on the south by a garden belonging to William Kennett. And also all that field or close of arable land called or known by the name of Long Close containing by estimation nineteen acres be the same more or less.

Also all that piece or parcel of arable land containing by estimation two acres be the same more or less lying at the south end of certain lands called or known by the name of Sonners all which said heredit and premises were situate and being in the parish of Havant aforesaid and were then in the tenure or occupation of Mr. John Bannister, his under tenants or assigns. To hold the same with their appurtenances unto the said James White his heirs and assigns.

(Leigh Title No. 8 HRO/102M86/281).

The White/Power family were brewers and fellmongers in Havant and at one time owned the parchment works at Homewell, as well as the Homewell Brewery. James White, who died in December 1832, bequeathed most of his property to his great-nephews Richard James White Power and John Power and other members of the Power family including the fellmongering business at Homewell and it was the brothers Richard and John Power who established the Homewell Brewery in 1822 on land owned by their great uncle James White. Included in the property passed down to the Power family, after the death of James White, was land that would eventually become Dog Kennel Farm.

During all their business dealings the Power brothers it appeared were beset with financial problems, twice taking out mortgages on Homewell Brewery and even unsuccessfully putting the business up for letting. The same it would appear was happening with their other property including the various agricultural lands they held around Havant. In August 1834 advertisements appeared in the local press advertising freehold and copyhold property and land for sale around Havant, including land that would be acquired by Sir George Staunton in the sale of 1841.

During the occupation of Sir Frederick Fitzwygram at Leigh Park some portions of the land close to Stockheath Common (approx 14 acres) became part of Stockheath Farm (see Stockheath Farm) and the buildings close to the centre of Havant by 1912 were being used by Wyatt & Son as part of Havant Market and also used by Havant butcher J.H. Stubbs. In July 1919 the land at Havant had been sold in a sale of outlying portions of the Leigh Park Estate in that year and acquired by Wyatt & Son, Estate Agents and Auctioneers who ran the Havant Fat Stock Market. The land abutting onto North Street became the site of Havant Market until its closure in 1956.

Latterly the name was retained becoming a smallholding situated further along New Lane, although there were barns and other agricultural buildings attached to the farm on this site there was no farmhouse but two cottages (lot 38) built by Sir Frederick Fitzwygram adjoined the site. By 1936 the smallholding in New Lane amounted to 12 acres and later disappeared under the development around New Lane. The name probably relates to its former use as kennels.

STOCKHEATH

The area of Stockheath historically centered on the common that bore its name. Originally the triangular shaped common was used by local cottagers to graze their animals on the 8 acres of common land. During the ownership of Sir George Staunton larger smallholdings were starting to appear with tenants renting further land from the Leigh Park Estate that bordered onto the common, as well using their customary rights of grazing on the common itself. Some cottagers renting just an acre or two of land close to the common.

Stockheath also saw the rise of larger properties around the common, with small villas starting to appear on the western side of the common as advertisements from the local press from the early 1800s show:

To be Sold or Let with early possession – A genteel Copyhold Cottage, replete with fixtures, pleasantly situated on Stockheath Green; containing two parlours, three bedrooms, kitchen and pantry, a detached washhouse, with copper and oven; also a yard, stable, and outhouse, together with a large productive garden, well stocked with good young fruit trees in full

bearing and having the customary right of Havant Thicket and Stockheath Common.

Hampshire Telegraph, 17th May, 1824

By the time of the sale of the Leigh Park Estate in 1860, after the death of Sir George Staunton the previous year, the sales particulars of the estate record various properties close to the common under the ownership of Staunton, this being borne out by the Tithe Award of 1842 which again records certain property and land belonging to the Leigh Park Estate. By 1874, after the tenure of William Stone, various land close to the common was being rented out, examples of this can be found in the Sales catalogue of that year.

In 1864, 887 acres of common land around Havant were designated to be enclosed; Stockheath measuring at this time 8.4 acres with the actual Award dated 1870. Other areas enclosed included Leigh Green and Havant Thicket which had an effect on the Leigh Park Estate. William Henry Stone, then the owner of Leigh Park was allocated 727 acres due to the enclosure of part of his estate.

After the enclosure and after William Stone quitting Leigh Park in 1874 larger farms or smallholdings started to appear under the ownership of Sir Frederick Fitzwygram around the common at Stockheath.

STOCKHEATH FARM

Standing on the eastern side of Stockheath Lane and close to Riders Lane and Stockheath Common this small dairy farm was originally, as recorded on the 1842 Tithe Map and Award, a cottage and garden under the ownership of Sir George Staunton and under the occupation of James Bughurst (Lot 307) with the nearby common at Stockheath providing extra grazing for any livestock. The farm was one of many smallholdings and cottages clustered around the common with all relying on the customary right of common in some part for their existence.

The farm appeared to come into its own right under Sir Frederick Fitzwygram and on 1st April 1882 an advertisement appeared in the *Hampshire Telegraph* giving a good description of what the farm was all about at this time:

Messrs. WYATT & SON have received instructions to SELL by AUCTION (without reserve), on Thursday, 13th of April, 1882, at one o'clock precisely, on the premises at Stockheath Farm, from Mr. Edward Good, in consequence of the great inconvenience he has been put to carry out his milk contract.

**TWENTY WELL BRED MILCH COWS, WITH CALVES DOWN,
CALVING & IN FULL PROFIT.**

Two sows with pigs, eight sows in pig, four fat sows, 18 strong shuts, young Berkshire boar, six useful horses and ponies, pony carts and harness, dairy utensils, seven large railway milk churns, and about five and a half tons of prime meadow hay.

At the time of the 1911 census George Whitbread, age 30 is recorded as a dairy farmer at the farm. The Whitbread family's association with farming at Stockheath can be traced back another two generations prior to George Whitbread taking on Stockheath Farm. His grandfather Samuel farmed close to the common and his father, also called George, farmed at nearby Poplar Farm prior to young George taking over at Stockheath (see Whitbread family). By the time of the 1936 sale the smallholding extended to 32 acres:

STOCKHEATH FARM, STOCKHEATH

A Capital Small Holding 32a. Or. 36p. With extensive frontages on Stockheath Road and Lane forming capital building sites for the erection of good class house property overlooking Stockheath Common.

The Attractive Farm House Of brick and tile contains four bed rooms, box room, two sitting rooms, kitchen with range, scullery fitted sink, larder, brick and tiled wash-house and E.C. Dairy. The outbuildings comprise: Brick and tiled cow shed with 11 stalls, a range of three brick and tiled piggeries, open cart shed, pen, meal room.

Let to Mr. H.E. Green on a yearly Michaelmas Tenancy with other land at a total rent of £130 per annum.

During the building of the new Leigh Park Housing Estate the farmhouse was used as a Sunday School under the Lake Road (Portsmouth) Baptist

Church and was later demolished and the land used for the new housing in the Soberton Road and Blendworth Crescent areas of Leigh Park.

POPLAR FARM (STOCKHEATH)



Poplar Farmhouse standing derelict on the edge of Stockheath Common, 1956. The new flats on Purbrook Way can be seen behind the farm.

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Originally a cottage and garden on the north-west angle of Stockheath Common at one time under the ownership of Sir George Staunton. The 1842 Tithe Award records Henry Carter renting a cottage and garden and extra garden strip from the Leigh Park Estate at this time.

The origin of the cottage predates Sir George Staunton's tenure at Leigh Park by some years and was originally a copyhold cottage under the Manor of Havant and was described in 1802 as a *'messuage and other buildings with 95 ft of land under the tenure of Michael Critchett at the northwest angle of Stockheath Common'*. Critchett had acquired the tenancy from John Randell and duly surrendered the property to William Garrett on the 25th January

1802 who added it to his ever growing Leigh Estate. At the surrender to William Garrett it was described as:

All that piece or parcel of grounds containing in length from north to south 95 feet of assize and in breadth from east to west at the north and south ends thereof 82feet of assize together with the messes or tenements and other buildings therein lately erected lying in the south and part or parcel of All that piece or parcel of waste land lying and being at the north end of a common called Stockheath within the said manor containing 80 rods bounded with the said Common on the East, South and West parts and with the demesne lands of the said manor called Billy on the north.

(Abstract of Title to the Leigh Estate. HRO 102M86/273).

At the time of the sale of the Leigh Park in October 1860 it was described as a 'Cottage, containing three bedrooms, kitchen, sitting room, wash-house, pantry, piggery and garden' under the tenure of George Thomas Cousins (Cozens) at an annual rent of £7 10s. No doubt Cousins was using his rights to graze animals on the common.

By 1874 the smallholding amounted to 11 acres with the right of feed over Stockheath Common and still under the tenure of George Cozens and was described as:

COTTAGE WITH GARDEN Situate at STOCKHEATH And an Enclosure of Pasture Land Lying near thereto, together with the RIGHT OF FEED OVER STOCKHEATH Comprising in all about 11a. 0r. 32p. In Havant Parish Let to Mr. George Cozens, on a yearly Tenancy from Michaelmas, at Rents amounting to £13 10s per annum.

Note.- Stockheath Common was allotted to the Vendor under the Havant Inclosure Act for Feed only, and is sold subject to an obligation on the owner to maintain the surface in good condition, and to a right of recreation, reserved to the Inhabitants of the parish of Havant and the neighbourhood, under the said Inclosure, and to any other right to or interest therein which they may claim or possess.

By around 1888 the farm was under the tenancy of George Whitbread for around 20 years. George Whitbread being a member of a family of Leigh Park farmers who farmed on various farms of the Leigh Park Estate for over 100 years.

Photographs and paintings of the farmhouse and outbuildings show it as a very compact unit and in the sale of the outlying portions of the Leigh Park Estate. The 1936 sales particulars of the farm record it as:

The Farmhouse and Buildings Known as POPLAR FARM Stockheath Common, Stockheath Together with about 4a. 0r. 8p. of Excellent Grazing and Arable Land.

The Brick, flint and tiled farmhouse contains: three bedrooms, sitting room, slip room, kitchen, E.C. Water laid on. The Buildings adjoining comprise cow pen with 10 milking stalls, cooling room, two-stall cow house and three pigsties.

Let to Messrs C. and C.A. Hotson on a yearly Michaelmas Tenancy, with other land. The rent apportioned to this Lot being £23 per annum.

The farmhouse and farm buildings stood behind the flats now standing in Purbrook Way, on the edge of Stockheath Common, and were demolished in 1956.

STOCKHEATH VILLA FARM

The farmhouse, also known as Heath Villa, stood on Riders Lane opposite the expanse of Stockheath Common near to the former Cricketers Public House and can be traced back to the small settlement facing the common that is recorded on the Havant Tithe map of 1842. The map shows around half a dozen properties fronting onto the common at Riders Lane/Stockheath Lane. At this period the property was under the occupancy and ownership of William Matthews Jnr, a brewer of Havant, and it was described as a 'house and garden' (plot no. 302).

Prior to the Tithe Award in 1842 William Matthews Jnr put up for auction on the 25th of November, 1832:

Four capital Inclosures of Pasture Land, presenting a favourable opportunity for an advantageous investment, containing together 40 acres customary measure situate at Stockheath in the parish of Bedhampton, in the occupation of William Matthews Jnr. at a moderate rent of £60 per annum, for a lease of seven years, dated Michaelmas, 1832, but which lease may be annulled in case of sale if required.

Hampshire Telegraph, 23rd November 1832

It is quite possibly one of the properties that were advertised to be let on the 25th June 1859 in the *Hampshire Telegraph*:

STOCKHEATH, HAVANT, HANTS

To be Let, with immediate possession, two neat VILLA RESIDENCES situate on the Green, containing large drawing and dining rooms, four good bedrooms and dressing rooms, kitchen, wash and brew houses, gardens and orchards, with a right of to turn out over 16 acres of pasture adjoining.

It is unclear when exactly the property came under the ownership of the Leigh Park Estate but certainly by the time of the sale of the estate in 1874 it was not included in the sale particulars. This makes it appear to have been added to the estate under Sir Frederick Fitzwygram sometime before 1888 when in that year, on the 25th March, it was leased by Sir Frederick to Ernest Hayward:

STOCKHEATH VILLA

All that messuage, tenement and paddock and premises known as Stockheath Villa In the Parish of Bedhampton : Meadow of 9a. 1r. 4p. Meadow and Farm Buildings comprising: cow stall, root-house, one-stall stable, coachhouse. Range of five pig-pens, mealhouse, chicken house, yard with open shed and cart-house. In the Parish of Havant about 8 acres including House and Garden and Paddock. Total: 17a. 3r. 27p. Let on a yearly rent of £90 per annum to Mr. Ernest Hayward.

By 1891 the census for that year records Thomas Taylor at Heath Villa with Taylor being recorded as a farmer. The following census in 1901 Henry Bone

is recorded at Heath Villa as a farmer and resided there for over the next twenty years. By 1936, at the time of the sale of the outlying portions of the Leigh Park Estate the farm was described as:

Part of STOCKHEATH VILLA FARM STOCKHEATH

On Riders Lane and adjacent to Stockheath Common comprising about 28a. 2r.9p. of Excellent Pasture Land With a charming dwelling House Known as HEATH VILLA Standing well back from the road, in a pleasant position facing the common. It is of brick construction with slated roof and contains: Three Bed Rooms, Bath Room with lavatory basin, Water Closet, Two Sitting Rooms, Dining Room, Kitchen with " Glow Worm" boiler for hot water system, sink, Larder etc., Brick and Tiled Garage, Two Stall Stable, Store Room and Earth Closet. Attractive Garden and Orchard. The Block of well arranged Farm Buildings Comprise a Range of Timber and Tiled Buildings of Calf Pen, Pigsty, Cow Shed for 5, Open Cart Shed and Implement Shed, Range of five Pigsties. In the Parishes of Bedhampton and North Havant.

Let to Messrs C. & C.A. Hotson on a yearly Michaelmas Tenancy, with other land not included in the sale, at a total rent of £71 per annum. Part of the farmland is also let to Mr. H. Green and Messrs H. & J. Lucas.

During the war years a gun emplacement was located on the farm land as it was on other farms of the estate. Heath Villa was demolished to make way for the houses in Sunnyheath, opposite Stockheath Common in the early 1960s.

RIDERS LANE FARM



Angela Hodgson, the granddaughter of the tenant farmer William Hodgson, takes a ride on one of his pigs circa 1940.

A SMALL HOLDING KNOWN AS RIDERS LANE FARM

Riders Lane Farm may have had its origins from a cottage that is recorded on the 1842 Tithe Award under the ownership of Sir George Staunton as '*Cottage and Garden*' with just over one acre of arable land called Riders Lane Piece under the occupation of Samuel Silvester (157&158). The tithe map certainly records two properties on the site. The cottage was situated just south of Billy's Copse on the road from Stockheath towards Havant Thicket. By the time of the sale of the Leigh Park Estate in 1860 it is described as a '*House, Cottage and Garden of just over two acres*' under the occupation of Charles Gates, John Jacobs and William Kerley. It is possibly the building painted by Rowlands Castle artist Charles Rogers Cotton in around 1861 which shows a cottage situated on the road leading to Havant Thicket from Stockheath Common. The painting shows an old property which pre-dates

the time of its painting by at least 100 years or more (there were two properties recorded on Riders Lane between Stockheath Common and Billy's Copse). It is possible that this building may have been associated with Billy Farm which was in this area.

By the time of the sale of the Leigh Park Estate in 1874 it is described in the sales particulars as: *'Cottage and Garden, Riders Lane and House and Garden, Riders Lane under the occupation of Messrs Windebank and E. Smith with garden and pasture land of two acres.'* It would appear that the farm in its own right came into being under Sir Frederick Fitzwygram and the 1936 Sales Catalogue for that year carries a conveyance date for the farm of the 6th April 1877. The later farmhouse, which appeared to be two cottages, was of a brick and tiled construction, in keeping with the style of building built by both William Stone and Sir Frederick Fitzwygram around the Leigh Park Estate. The later farm was a small holding of 39 acres and is believed to have concentrated on pig rearing.

Lying on the Western side of Riders Lane, just north of Stockheath Common and comprising about 39a. 1r. 26p. of Pasture and Arable Land. The old fashioned Brick and Tiled House contains: Four Bed Rooms, Sitting and Dining Rooms, Kitchen, Pantry and Dairy. Earth Closet. Adjoining is a Range of Brick and Tiled Buildings comprising: Store Room and Loose Box, Four Pigsties, Two-stall Stable and Cow House, Corrugated-iron Open-fronted Shed. In the Parishes of Bedhampton and North Havant. Let to Mr. W. Hodgson on a Yearly Michaelmas Tenancy, with other land, at a total Rent of £50 per annum.

Leigh Park Estate Sales Catalogue, 17th December 1936

Like a large number of the farms that made up the Leigh Park Estate the farm was given up for development of the Leigh Park Housing Estate. The last tenant, Reginald Bennett, was ordered to quit the farm on the 29th of September 1947. His notice to quit document records that:

This notice is given to you for the reason that your landlords intend to develop the land either for the building of houses, making of roads or for other purposes connected with building development.

It was not until the early 1950s that Reginald Bennett moved out of Riders Lane Farm; a grandson and granddaughter were born there in 1948 and 1950 respectively. The farm eventually made way for housing development in Dunsbury Way, close to the former factory site which has since been developed as a small housing estate under the name of Little Hacketts. The name OF Little Hacketts was formerly associated with a kitchen garden within Great Copse, part of the old Leigh Park Estate.

DAIRY HOLDING – RIDERS LANE/STOCKHEATH COMMON

This dairy farm situated on the western part of Riders Lane, close to Stockheath Common, was advertised as a '*Capital Dairy Holding of 63 acres*' in the sale of the Leigh Park Estate in 1936 would appear had its origins in the Manor of Bedhampton. At the time of the sale of the Leigh Park Estate in 1874 the holding was not part of the sale of the estate and belonged to land owned by Lord Sherborne, then lord of the manor of Bedhampton. The first edition O.S. map (25") of 1873 records a building on the site at this stage. Certainly by 1897 (second edition) a series of agricultural buildings are in place indicating that by this date it was being used as farm.

At some stage the site became part of the Leigh Park Estate, probably under the ownership of Sir Frederick Fitzwygram. It is clear that no dwelling was situated at the site and by 1936 at the sale of the outlying portions of the Leigh Park Estate.

A CAPITAL DAIRY HOLDING

Lying on the western side of Riders Lane and just north of Stockheath Common and covering about 65a. 3r. 2p. Together with A Compact Range of Farm Buildings Comprising Two Cow Pens with 28 milking stalls, Two Stall Stable, Root Store, Calf and Bull Shed, Store with Copper, Open Cart Shed, Milk Cooling Room. With Pasture land in both Bedhampton and North Havant parishes.

Let to Mr. Messrs H.&J.. Lucas (Leigh Park Farm) on a yearly Michaelmas Tenancy, with other land. The rent apportioned to this lot being £137 per annum.

The farm buildings disappeared under the construction of housing at the junction of Riders Lane and Purbrook Way.

INGLEDENE FARM

Situated in the parish of Bedhampton this smallholding almost adjoined the level crossing at Bedhampton with the farmhouse itself fronting onto the Portsmouth Road close to New Road. By the time of the sale of the outlying portions of the Leigh Park Estate in 1936 the smallholding amounted to nine acres of pasture land under the tenure of Thomas Guy. Mr. Guy was also renting a further three acres of land to the south of New Road and Stockheath Lane. Part of the land itself had its origin in the land owned by William Stone who at the time of the sale of Leigh Park Estate in 1874 was renting part of what would become Ingledene Farm to Mr. Henry Gibbins and James Betteridge. The remaining part of the land was under the ownership of David Coldwell at this time and was later acquired by Sir Frederick Fitzwygram sometime after the sale of 1874.

Thomas Guy was first recorded at Bedhampton in the 1881 census when he is described as a dairyman aged 29 along with his first wife Ann and four children; it is unclear if he was farming the land that would eventually become Ingledene Farm. The farm itself carries a conveyance date of 1878 when it was acquired by Sir Frederick Fitzwygram and added to the Leigh Park Estate along with the land already owned in the vicinity (see 1874 sales particulars). By 1901 Thomas Guy is recorded as a dairyman at Ingledene along with his second wife Mary Augusta and their two young children. Thomas Guy died at Gosport aged 85 in 1937.

The 1936 Sales Catalogue of the Leigh Park Estate described the smallholding as:

INGLEDENE FARM, BEDHAMPTON (Lot 59).

A Useful Small Holding Almost adjoining the Level Crossing at Bedhampton and close to the centre of Havant. Comprising about 9a. 2r. 28p. of Accommodation Land with A Brick and Tiled Dwelling House Fronting on the Portsmouth Road, containing: three bedrooms, two sitting rooms, kitchen with sink, pantry, wash-house, dairy. W.C. A pleasant

garden with lawns and fruit trees Water, Public Drainage, Gas and Electric Light.

The Brick and Tiled Buildings, approached from New Road, comprise; cow house for 8, loose box, store, meal house and range of pigsties. Let to Mr Thomas Guy on a yearly Michaelmas Tenancy at £30 5s rent and £21 interest on new house and buildings.

A further 3a. Or. 17p. of land is rented by Mr. Guy (Lot 56) for an annual Michaelmas Tenancy at a rent of £9.

DURRANTS

Originally a hamlet on the roads leading towards Rowlands Castle from Havant and Whichers Gate and Emsworth the Durrants area was associated with the Leigh Estate from the time of William Garrett in the early 1800s. At the time of the sale of the outlying portions of the Leigh Park Estate in 1936 various plots of land and various buildings had been added to the estate after being acquired by the various owners from William Garrett through to Sir Frederick Fitzwygram. An example of this can be seen from 1849 when Sir George Staunton acquired land at Durrants Hill, upon which six cottages were later erected.

William Garrett, after he acquired the small Leigh Estate in 1800, started to enlarge his estate by acquiring land around the Durrants area, as did Sir George Staunton as the 1842 Tithe Award records and the 1860 Sales catalogue of the Leigh Park Estate testifies.

Another example can be found in Durrants of a cottage or more precisely a farmhouse being rented from the Leigh Park Estate which was in the tenure of Robert Lasham, as the Tithe Award of 1842 tells us. The property was under the ownership of Sir George Staunton (plot nos. 31 & 32), one of the many dwellings around the Durrants area at this time. It is unclear if the property was acquired by William Garrett or Sir George Staunton prior to the Tithe Award of 1842.

By the time of the 1860 sale of the Leigh Park Estate Robert Lasham was renting the property, described at this time as: *'Cottage, Garden, Piggery, Cow*

House, Stable and Yard and paying yearly tenancy of £10 per annum.' Interestingly in around 1862 Charles Rogers Cotton, the Rowlands Castle watercolorist, painted a scene at Durrants with the title:

House and Farm in the occupation of Robert Lasham, a cowkeeper, situated at the foot of Durrants Hill on the road to Havant – formerly it was the Robin Hood public house, one of the places of resort for smugglers and gipsies who at that time infested this part of Hampshire.

There certainly was such an inn or beerhouse situated in this area of Durrants and Cotton's description cannot be discounted.

By the time of the 1874 sales catalogue most of the Durrants area was associated with the Leigh Park Estate with estate cottages built for workers of the estate.

DURRANTS FARM

Durrants Farmhouse, one of the few farm buildings surviving from the Leigh Park Estate stands on the eastern side of Durrants Road on the road towards Rowlands Castle and Horndean. The farmhouse itself can be traced to 1805 when John Allan Hickley, along with William Garrett, acquired a messuage and other buildings which had been lately erected from Thomas Padwick. Padwick had previously acquired the land in 1792 from Richard Bingham Newland, lord of the manor Havant and Flood. In August 1805 Hickley paid the sum of £850 to Thomas Padwick for:

All that one croft with a parcel of meadow together with the messe or tenement and other buildings thereon lately erected and formerly parcel of the customary lands of the manor of Flood but lately enfranchised to him the said Thomas Padwick by Richard Bingham Newland, Esq., lord of the said manor.

To hold the same with the appurtenances unto the said John Allan Hickley and William Garrett and the heir and assigns of the said John Allan Hickley for ever subject to the payment of 5/- to the lord of the manor aforesaid. (Leigh Title No. 10 to Land & Premises at Durrants Bridge HRO102M86/283).



Durrants Farm House 2001.

By November 1830 the property had been acquired by William Pearson, a brickmaker and farmer of nearby Redhill, who died in June 1834 and left the property to his four daughters including Eliza Anne, the wife of Havant Brewer and Merchant John Bridger Clarke. By the time of the Tithe Award of 1842 the property is recorded under the ownership of John Bridger Clarke.

In August 1845 the property was acquired by Sir George Staunton from John Bridger Clarke and added to the Leigh Park Estate. At the time of the sale to Staunton it was described as:

All that croft with a part a part of a meadow to the same adjoining called East Durrants together with the messe or tenement and other buildings thereon erected and built formerly part of the customary lands of the manor of Flood but enfranchised to one Thomas Padwick by Richard Bingham Newland, formerly lord of the manor. All which freehold heredit were then known and described as 'All that piece or parcel of Meadow land situate at Durrants aforesaid on the east of the High Road leading from Havant aforesaid to the Staunton Arms containing by admission 8a.

2r. 17p. statute measure in the occupation of Charles Pearson as tenant thereof and called Hickley's Mead in the Terrier to the map or plan of the said Parish of Havant by the number on plan of 53.

And also that messe or tenement, stable, coachhouse, yard, garden premises, situ at Durrants of as bounded on the north, east and south by the said piece or parcel of land called Hickley's Mead and on the west by the High Road aforesaid containing by admission 1r. 6p. statute measure and then in the occupation of Robert Roe as tenant thereof and called the Homestead in the therein Terrier and distinguished in the map or plan by the No. 52. (Leigh Title No. 10 to Land & Premises at Durrants Bridge HRO102M86/283).

Included in the above sale were two cottages at the top of Hammonds Lane and further land on the western side of Durrants Road which was added to the Leigh Park Estate.

At the sale of the Leigh Park Estate in 1860 the property was described as:

Cottage, Cart Shed, Stable, Fowl House, another Stable, Piggery, Yard and Garden under the occupancy of William Olding on a three year Tenancy from Lady Day (25th March) 1858 at a yearly rent of £14 per annum.

On the 9th March, 1861, the *Hampshire Telegraph* ran an advertisement selling the effects of William Olding who was leaving the locality after his lease expired. By 1878 the property is under the tenancy of James Cogswell and is described as:

A Small House, Yard and Garden, with Stable and useful outhbuildings, Situate at Durrants, Together with a piece of pasture land lying close thereto, the whole containing about 7a. 3r. 10p. Let to Mr. James Cogswell, on a yearly tenancy from Michaelmas, at Rents amounting to £15 4s. per annum.

Interestingly Hickley's Meadow was not part of the same lot and is at this time part of the Leigh or Prospect Farm holding. The land rented out, on the western side of Durrants Road was part of the other land sold by John Bridger Clarke to Sir George Staunton in 1845.

By the time of the sale of the outlying portions of the Leigh Park Estate in December 1936 the smallholding amounted to just over 14 acres including land that once made up Hickley's Meadow:

The Small Holding Known as DURRANTS FARM, Durrants With about 14a. 1r. 6p. including Excellent Pasture Land Having an extensive Frontage to Durrants Road and Gas and Electric Light services available.

The Farmhouse, which is double fronted and of brick and tile, contains: four bedrooms, two sitting rooms, kitchen, scullery, Dairy. E.C. Water laid on. The Farm Buildings: Two cow pens with milking stalls for 10 and 5 respectively, open cow shed, three pigsties, two stall stable, meal house and food store. In the Parish of North Havant. Nos. 75 and 76 are let to Mr. P.Kind, on a yearly Michaelmas Tenancy, with other land not included in this sale, at a total rent of £80 per annum, the rent apportioned to this lot being £45 per annum.

Pt. 76a is let to Mr. H.A. Doel on a yearly Michaelmas Tenancy at a total rent of £14 per annum, making a total of £59 14s. per annum.

The farmhouse still survives although the land associated with it is in the hands of Staunton Country Park and used by the park as grazing in association with parks farm trail.

WHICHER'S GATE FARM

This small-holding of 13 acres was acquired by Sir Frederick Fitzwygram from Admiral Michael O'Callaghan of nearby Deer Leap, Rowlands Castle, in 1901. The flint built slated farmhouse still remains standing close to the corner of Leigh Lane (Prospect Lane) and Whichers Gate Road. In the sale of the outlying portion of the Leigh Park Estate in 1936 the farm was described as:

A Small Pasture Holding Known as Whichers Gate Farm East Durrants At the junction of Leigh Lane with Whichers Gate Road, to both of which roads it possesses extensive frontage and comprising about 13a. 0r. 14p. The flint-built slated cottage contains two bedrooms, two box rooms,

sitting room, kitchen with range, scullery and larder, E.C. Cow house with standing for 7 cows and pigsty.

Let to Mr. A.J. Glide on a yearly Michaelmas Tenancy at a rent of £50 per annum.

The name of Whicher originates from the name of a family who were connected to the local area that it is believed were butchers and relied on the nearby Havant Thicket for grazing purposes. One suggestion is that Whicher's Gate at the entrance to Prospect Lane/Leigh Lane was an exit funnel from the Thicket to a drove road where cattle and other livestock could be led towards Havant and the various markets and fairs. Certainly by the early nineteenth century and into the later part of the century the name of Whicher was associated with butchery in both Havant and Emsworth. The smallholding is one of only three farms still working in some capacity as a farm.

PARK VIEW DAIRY

This smallholding was originally acquired by Sir Frederick Fitzwygram and added to the Leigh Park Estate on the 21st April, 1880 from Moses Henry Tee, a local brickmaker and farmer. Sir Frederick paid £1,000 for the small property and other land, described at the time of sale as: All that messuage or tenement or piece of or parcel of ground 80 feet square lying and being near to a place called Durrants Bridge and lately in the occupation of William Tammeradge (HRO96M92/B28). Moses Henry Tee, known as Harry Tee had earlier acquired the property in 1854

Charles Rogers Cotton, the Rowlands Castle watercolorist who painted a good record of the properties in the vicinity painted the property in around 1862 and described it as '*Harry Tee's House at Durrants*'.

The property later became a small compact dairy smallholding lying on the eastern side of Durrants Road and known by the name of Park View Dairy and comprised an attractive brick farm house and one acre of paddock. By



Park View Dairy, circa 1930 during the tenure of Mr. Harry Doel.
(Courtesy of Mrs Doel.)

1936 the tenant, Harry Doel, was also renting further land from the Leigh Park estate and it was described in the sales catalogue of that year as:

A COMPACT SMALL HOLDING Known as PARK VIEW DAIRY Lying on the eastern side of Durrants Road in the village of Durrants, containing an area of 1a. 0r. 17p. Paddock with good road Frontage, Rickyard and Gardens. And Included is An Attractive Dwelling House Of Brick construction with tiled roof, containing four bedrooms, two sitting rooms, kitchen, scullery and dairy. E.C. A Range of useful Outbuildings. Cow-house with 3 milking stalls, mill house, loose box, two pigsties and bull shed. Water laid on to House and Buildings.

Let to Mr. H.A. Doel on a yearly Michaelmas Tenancy, with other land, at a total Rent of £70 per annum, the Rent apportioned to this Lot being £25 per annum.

Although the farmhouse has disappeared, the name remains in an attractive housing development that now stands on the site.

ROYAL OAK DAIRY

Formerly the Royal Oak Beer House until 1925 when it was converted into a small dairy farm in its own right this smallholding was probably acquired during the ownership of Sir George Staunton. By 1874 George Young, landlord of the Royal Oak, was paying to the Leigh Park Estate £45 annual rent for the '*Royal Oak beer house, outbuildings and garden*' and seven acres of pasture land. George Young

remained at the property until his death in 1901; George Carpenter being recorded as the last landlord of the public house when it finally closed in 1925.

Situated on the corner of Whichers Gate Common it was farmed after the closure of the beer house by Mr. Frank Pescot who later rented the nearby Whichers Gate Farm. The cows belonging to the beer house and dairy were frequently also grazed on Whichers Gate Common. By 1944 Frank Pescot was paying £52 10s. annual rent to the Leigh Park Estate.



Royal Oak Dairy, circa 1920. Mr Frank Pescott and his wife standing in front of the farmhouse.

In later years the house was divided into two dwellings and even then, occasional tricks of the light would sometimes reveal through the lime wash the painted out name and sign of the Royal Oak. The old property was demolished and six modern houses were built there in the 1970s.

LOCKS COPPICE

This small pasture Holding, situated close to Whichers Gate Road was acquired by Sir Frederick Fitzwygram in 1889. The name of Locks probably derives from John Lock, a former huntsman to Joseph Franklin, a man who held various land around the Leigh area at this period. On the 31st May 1804 Lock was '*admitted to a cottage and garden at Middle Leigh, parcel of a messuage and one yard of bondland late Whichers on the surrender of Joseph Franklin.*' (HRO102M86/181) This land and property was eventually acquired by William Garrett in 1807.

It is unlikely that it was the same property that was eventually acquired by Sir Frederick Fitzwygram. On the 23rd July 1888, the property, known as Lock's Coppice Villa, along with three and a half acres of pasture land under the ownership of Henry Tee was put up for auction. It is unclear who acquired the small estate at this time, although the property fetched £600 at auction along with a further £230 for the cottage.

The following year, on the 21st May, 1889, the property was once again put up for sale and was then acquired by Sir Frederick Fitzwygram and added to the Leigh Park Estate. At the time of the sale of the outlying portions of the Leigh Park Estate in 1936 the smallholding was advertised as a '*Small Pasture Holding*' of just over 3 acres:

A Small Pasture Holding 3a. 1r. 20p. Known as LOCKS COPPICE Approached by a cartway over land owned by the Petersfield R.D.C. from Whichers Gate Road, and close to the Railway Bridge leading to Camley Hill. The Brick and Tiled Dwelling House contains Three Bedrooms, Box Room, Two Sitting Rooms, Kitchen with Range, Scullery with copper and sink, Coalhouse. E.C.

A Brick and Tiled Bungalow containing: Two Rooms with kitchen. E.C. The Buildings comprise: Cart shed, Four-stall stable, Fowlhouse and three Pigsties.

Let to Mr. C.W. Brine on a yearly Michaelmas Tenancy at a Rent of £25 per annum.

LEIGH PARK FARM (HOME FARM)

Now part of the Staunton Country Park and farm trail the farmhouse and outbuildings were originally part of a settlement and hamlet, with its origins in the Medieval period, that grew up close to where the first Leigh House was built. Archaeological evidence suggests that the farm was the main focal point of the hamlet that grew up close to an early road from Havant towards Rowlands Castle. Relatively large quantities of medieval ceramics and other dating material suggests that the hamlet of Leigh had its origins in this period, and a farm of some description may have existed on the site since that time. (See *Archaeological Excavations at Leigh Park, near Havant, 1992*, C.K. Currie).



Leigh Park Farmhouse before restoration, circa 1989.

Incorporated into the estate by William Garrett after he acquired the small estate in 1800, the present farmhouse site was much altered by first William Garrett and later by Sir George Staunton after he acquired the estate in 1819. The farmhouse itself dates from about 1800 to 1833 and is probably one of the oldest buildings remaining on the estate and is a Grade II listed building.

A map dated 1792-1800 records the farmhouse on a east-west alignment but later maps from 1833 show it on a north-south alignment suggesting that a new farmhouse was built by either William Garrett or Sir George Staunton. A watercolour painting commissioned by Staunton in around 1830 shows the farmhouse in its new position. Unfortunately, yet, no recorded evidence of a new farmhouse being built during Garrett or Staunton's ownership exists. Staunton was meticulous in recording all the new building work carried out during his tenure at Leigh Park and no record of a new farmhouse can be found.

TO be LET, and entered on at Michalmass next, LEIGH PARK FARM, situate in the parish of Havant, in the County of Southampton, comprising (in statute measure):

	A.	R.	P.
<i>Arable</i>	<i>157</i>	<i>2</i>	<i>11</i>
<i>Pasture</i>	<i>247</i>	<i>1</i>	<i>6</i>
<i>Hedgerows etc.</i>	<i>10</i>	<i>2</i>	<i>6</i>
<i>Homesteads, Gardens etc.</i>	<i>5</i>	<i>2</i>	<i>13</i>
<i>Total</i>	<i>420</i>	<i>3</i>	<i>36</i>

The farm is well adapted for a Dairy Farm, having (in addition to the large proportion of pasture land) extensive rights of herbage upon Havant Thicket and the wastes of the manor, to which the Lands adjoin. The House, Buildings, and Yards are convenient and in a good order. The tithes are commuted, the poor rates are moderate.

Hampshire Telegraph, June 1843

LEIGH PARK FARM

100 Head of Horned Cattle, 400 Sheep, 20 Horses and Colts, and Agricultural Implements Mr. Edward Wyatt is instructed by Mr. Lasseter, who is quitting, to sell by Public Auction, on the premises, on Friday and Saturday September 27th & 28th, 1850 – All the valuable Live and Dead Farming Stock on the Leigh Park Farm.

Hampshire Telegraph, 17th August, 1850

Havant Supper – On Friday last the employees and workmen on the Leigh Park Farm, numbering between 70 and 80 sat down to their annual

supper at Leigh Farm. Mr. Carter (Farm Baliff) took the chair, supported by Mr. Young (Head Gardener). The loyal and complimentary toasts were drank, coupled with the name of Mr. W.H. Stone, Esq., M.P. and family. A most pleasant evening being spent by all. The following day a match of cricket was played by the men between "Single v Married," the former proving victorious.

Hampshire Telegraph, 29th September 1869

In around the year 2000 Staunton Country Park restored and renovated the farmhouse and brought it back to the designs of how it looked under Sir George Staunton, hence the name '*Regency Farmhouse*'. The farm barns, brick outbuildings etc, recorded on the map of 1792–1800, are shown as they are today, with a few alterations and are a fine collection of farm buildings of the period.

Prior to William Garrett's ownership the farm was in the hands of Joseph Franklin, the largest landholder in the area who owned 220 acres of land close to Leigh House. After Garrett's purchase from the estate of Franklin in 1806 the farm was turned into a '*ferme ornée*' (ornamental farm) making it a pleasant feature of the estate. William Butler, writing in his '*Topographical Account of the Hundred of Bosmere*' in 1817 about the Leigh Estate recorded that:

The farm buildings, dairy embellished with old china, and pheasantry adjoining, are detached from the mansion and contribute by their arrangement to render this estate one of the most delightful residences in the county.

Some of the original barns and outbuildings from the sale to Garrett still survive today. Sales particulars of 1819, when Staunton acquired the estate from Garrett, give the description of:

A Baliff's House, an ornamental Dairy, with seventeen cottages. The Agricultural Buildings are peculiarly complete, and the whole of the Lands present a perfect ferme ornee.

In 1827 Staunton had moved the main road from Havant towards Durrants which dissected the farm from the main house and the rest of the estate. After much involvement the new road, measuring about three quarters of a mile was rebuilt to the east of the farm with the portion of the old road becoming the main drive of the estate.

Although recognised as an ornamental farm it was nevertheless a working farm with a cheese room, buttery, and dairy attached, and at the rear is a large wing of two storeys which included the old farm kitchen and the dairy on the ground floor, adjoined by a small single storey store building. Also located close by and to the main road from Havant was a farm lodge which sadly disappeared in the 1960s.

During the early years of Sir Frederick Fitzwygram's residence, the farm appears to have been at its most prosperous. *Bells Weekly Messenger* of 14 June 1878 reports of another inspection of Leigh Park Farm:

The Acreage is 700 two thirds of which are pasture. In the second week of May, Sir Frederick Fitzwygram had on it 415 breeding ewes, 500 lambs, 200 second year lambs (tegs). There were also 24 longhorn cows, 7 yearlings, 30 calves and 2 bulls. In addition to this permanent stock 40 Dorset horned ewes with their lambs, have been fatted off during the spring; 80 beasts were fatted in the winter; 100 stores have also been on the estate, running on the rough pastures and in the Thicket. The crops on the Leigh Park Farm are a marvellous change for the better as compared with previous years. The park and adjoining pasturages have been drained and literally "smothered" with road dust and roadside turf suitably made into compost; dissolved bones too have been largely used. We may say that Sir Frederick Fitzwygram is extending his influence and duty as a landowner and country gentleman.

This changed the following year when the farm lost about 150 sheep, chiefly ewes, with many more affected due to the spread of Liver-rot which affected most of southern and mid England in 1879–80. This was due to the exceedingly high rainfall in those years (see report from the *Journal of Agriculture*, Vol. XVII, 1881). In 1883, due to whatever reasons, Sir Frederick gave up farming at Leigh Park Farm and Middle Park Farm, the two farms

used extensively by the estate, and they like the other farms on the estate became wholly tenanted affairs.

After the Second World War, and into the 1950s, what remained of the estate, including what would become Leigh Park Gardens, was under the control of Portsmouth City Council. During this period the farm was still used as a tenanted farm under the tenancy of the Lucas family but with the farm becoming much reduced and no doubt some of its land disappearing for the new housing estate. Along with Portsmouth City Council using some of the land for its various nurseries for the parks of Portsmouth the farm eventually ceased to be a working tenanted farm.

In the 1970s the farm became a centre for rare breeds under Portsmouth City Council, where the public could walk around the farm and look at some of the more endangered species of domestic farm animals. Today the farm is centred close to the old farm buildings and is still a working farm but is now open as part of a farm trail in what is now Staunton Country Park under the administration of Hampshire County Council. This well used amenity is open for adults and children alike to wander around and feed and touch the many sheep, goats, pigs and cattle and other more unusual and exotic animals that make up the farm.

BILLY FARM

The origins of this farm are almost lost in time. By the time Sir George Staunton acquired the Leigh Park Estate in 1819 the farm had already been absorbed into the estate. Details relating to the farm are few and far between but it was acquired by William Garret from his brother-in-law, Richard Bingham Newland in March 1804 when Garrett started to enlarge his estate at Leigh.

Details and records from the mid to the late eighteenth century do give a good description of the farm, one such from the 2nd March 1772 records:

Lease of Billy Farm and lands in the parish of Havant – described as 2 Barns, Stable, Carthouse, Yard, House and Lands of 80 acres. Late in the occupation of Thomas Boghurst and now in the occupation of Thomas Guy as tenant (PCRO).

The site of the farm buildings we can only give an educated guess at but with some certainty it was situated on Riders Lane on the road to Havant Thicket and close to Great Copse and Billy's Copse which bears its name. In April 1797, Richard Bingham Newland, the then lord of the manor of Havant and owner of the farm, leased the farm to Thomas Ellyett and in March 1804 the residue of the farm was purchased by Garrett from Richard Bingham Newland:

By indenture of Lease and Release between said Richard Bingham Newland of the one part and the said William Garrett and Walter Butler of Havant, Gentleman of the other part.

Reciting the before abstracted Indre of Lease of 14th April 1784 and reciting that said William Garrett had contracted with said Richard Bingham Newland for the absolute surrender of the Barns, Lands, and heriditments thereafter described being part of the heridits described by the before abstracted Indre of Lease for the sum of £1,400. It was witnessed that in pursuance of the said agreement in consideration of £1,400 to said Richard Bingham Newland paid by the said William Garrett.

All those two Barns with yard and gateroom, stable and several fields or closes of arable or woodland to the same and adjoining and belonging commonly called or known by the name of Billy Farm containg by estimation 83 acres all that field or close of arable land called the Barn Field containing by estimation 16 acres more or less. Also all that field or close of arable land called kiln field containing 14 acres more or less with the Row or parcel of woodland thereunto adjoining containing 1 acre more or less. Also all that field or close of arable land called Thistley Field containing 15 acres more or less. Also all that field or close of arable land called the 4 acres containing 4 acres more or less. Also all that field or close of land adjoining to the last mentioned field likewise called the 4 acres containing 4 acres more or less. Also all that field or close of arable land called the Eleven acres containing eleven acres more or less. Also all that field or close of arable land called the Eight acres containing 8 acres more or less. Also all that field called the Two acres containing 2 acres

more or less. And also all that Coppice or Woodland called Billy Coppice containing 8 acres more or less. All which said premises are situate lying and being at Leigh in the parish of Havant aforesaid and were lately used by Benjamin Palmer and were then in the tenure or occupation of William Morey.

Leigh Abstract of Title No. 1. HRO 102M86/274. Indenture of Lease and Release of Billy Farm between Richard Bingham Newland and William Garrett, 23/24 March 1804.

One theory relating to the farm buildings is that a cottage recorded in the Leigh Park sales particulars of 1860 and 1874, and situated on Riders Lane, close to Billy's Copse, may have had some connection to the farm. Two cottages are recorded in the sales catalogues on Riders Lane on the road from Stockheath to the Thicket; one such being painted by Rowlands Castle artist Charles Cotton in around 1862. This fine watercolour shows an aged cottage which in appearance probably predates the Leigh Park Estate by some years, although it is not recorded on a map of Leigh, c.1800.

The map of c.1800, prior to William Garrett acquiring the Leigh Estate, records land close to Leigh House and as far south as Stockheath and is recorded as leasehold land under the name of Billy. Included in this is Billy Lawn, Stockheath Field, and Hovel Field which certainly became part of the Leigh Park Home Farm as the later sales particulars testify. If Billy relates to a person, which it probably does not, it is unclear who this is. It is fair to say that the farmland bordered onto Riders Lane, close to Billy's Copse, which of course was part of the extent of the farm itself. It was incorporated into the estate by Garrett and was probably the western most part of the estate up to then under Garrett and later would become part of Sir George Staunton's more '*designed*' landscape.

The Victoria County History gives a more interesting view recording that: '*The name Billy which survives in Billy Lawn and Billy Copse dates from early in the seventeenth century, when pastures called 'Billyes' were conveyed with Havant manor to William Woolgar.*' This description would appear to make more sense giving the fact that Richard Bingham Newland, as lord of the manor of Havant, conveyed Billy Farm to Garrett in 1804. Even today the

name still survives locally in Billy Lawn Avenue, close to what remains of the old Leigh Estate.

FARMS WHICH WERE NOT PART OF THE LEIGH PARK ESTATE

Although a large portion the Leigh Park, West Leigh, and the Warren housing estates were built on land formerly connected to the tenanted farms of the old Leigh Park Estate, other houses, especially to the west of the housing estate, were built on farmland associated with other farms which had no connection to the old estate. Apart from West Farm, the other five, namely Park House (Lower Bedhampton Park Farm), Barncroft, Newbarn and Hooks Farm have all, in their names, left a mark on what became the large Leigh Park Housing Estate.

All of these farms, like Middle Park, Dunsbury and Upper Park Farm, were associated either in the former Bedhampton Park, originally a medieval deer park, or within the parish of Bedhampton. Park House, or Upper Park Farm as it was formerly known as, probably had its origin as a lodge within the deer park. After 1632, when the park had been disparked and converted into pasture and arable farmland, farms in their own right started to appear. Lower Park Farm and West Farm were two of the six farms that came into being after this date, with Newbarn, or Stubbins Farm, as it was originally known, being situated on the southern border of the park. Hooks and Barncroft as farms were later additions, both taking their names from the local landscape; in Hooks Farm from the ancient hook shaped track and Barncroft from Barncroftes recorded at the time of the disparking of Bedhampton Park. All the farms have in one way a connection to the vast building of new houses which was carried out after the war; if not directly linked to the housing development of what became the Leigh Park Estate, certainly parts of the land associated with the farms were used for the new buildings.

PARK HOUSE FARM (LOWER PARK FARM)

Park House Farm, lying in the parish of Bedhampton, was originally known as Bedhampton Lower Park Farm and like its neighbours Middle Park Farm and Upper Park Farm had its origins in Bedhampton Park. The farm itself

was one of the largest in the area and at one time measured well over 500 acres.

In 1785, Richard Bingham Newland, who was at the time owning the Bedhampton Park Estate, leased Bedhampton Lower Park Farm to Thomas Ellyett, described as Husbandman of Havant for a term of 21 years. Certainly by 1796 Mrs Ann Osmond is in occupation of the Lower Farm in Bedhampton Park. There is a little confusion over the ownership of the farm around this date; certain leases were taken out by Ann Osmond in 1796 and 1799 and one from 5th November 1801 records the farm as:

All that messuage, farm house with the outbuildings, cottages, yards, gardens, barns, stables, granary, cart houses and the several closes of land called or known by the name of Lower Farm, Bedhampton.
RO.63M48/1145-71.

There is no doubt that at some time Ann Osmond did acquire the outright ownership of the farm. Richard Bingham Newland during this period was selling off the separate farms that made up the Bedhampton Park (see Middle Park & Upper Park Farms). A signed declaration by Edward Massem, written in February 1841, relating to the previous ownership of the farm estate, records that in his view Ann Osmond acquired the farm outright in 1796:

A lease of the farm which measured 500 acres at this between Ann Osmond and her son John Osmond in April 1813 indicates that the farm was certainly under the ownership of Ann Osmond at this date. Ann Osmond died in 1831 and under the terms of her will her estate in Bedhampton Park was to be sold after her death.

There is no mention of the estate being passed to her two sons, John Osmond and Peter Bennett Osmond, who it appeared were left very little in their mother's will. As with the earlier ownership issues with Ann Osmond controversy over the ownership of the farm seemed to have persisted with the Osmond brothers. By 1830 John Osmond is recorded at Lower Farm, shortly before the death of his mother in connection with the letting of the farm. His mother was probably residing at Havant at this time prior to her death there in 1831.



Park House Farm, circa 1915, with members of the Street family.

TO be LET, with immediate possession – Bedhampton Park Lower Farm, consisting of 320 acres of Arable, Pasture and Meadow Land. Enquire of Mr. John Osmond, Bedhampton.

Hampshire Telegraph, 13th September 1830

In June 1835, the farm and the land attached measuring 530 acres were put up for sale due to a court case over the ownership issue and no doubt the terms of Ann Osmond's will. It would appear that after the sale the farm came into the hands of Peter Bennett Osmond who held the estate until the sale in 1841 to John, Lord Sherborne, the lord of the manor of Bedhampton.

TO be PEREMPTORILY SOLD, pursuant to a Decree of the High Court of Chancery, made in a cause, Osmond v Osmond, before William Brougham, one of the Master's of the said court in Southampton Buildings, Chancery Lane, on Tuesday 21st of July next, at one o'clock in the afternoon, in one lot - A FREEHOLD ESTATE, called BEDHAMPTON LOWER PARK FARM, situate at Bedhampton, in the County of Hants; consisting of a Messuage, Farm, and several Closes of Arable, Pasture, Coppice, and Wood Land, containing by survey 530 Acres (more or less), customary measure of 107 rods to the acre, together with the Tithes of Corn, Grain, and Underwood

arising therefrom. This Estate is within a ring fence, lies well for the preservation of game, and is admirably adapted for a sportsman. It is situated a short distance from the road leading to Bedhampton from Chichester to Portsmouth and Southampton.

Hampshire Telegraph, 29th June 1835

TO TIMBER MERCHANTS, SHIP BUILDERS AND OTHERS.

318 good OAK TREES, with Lop, Top, and Bark, standing on the Lower Park Estate, Bedhampton, within a few miles of Emsworth Wharfs. TO be SOLD by AUCTION, by Mr. King, on Friday the 20th of April, 1838, at two o'clock in the afternoon, at the Golden Lion, Bedhampton, in Three Lots (subject to such Conditions of Sale as shall there be produced):-

Lot 1. 118 good OAK TREES, standing in Nevil's Park, numbered with a rase from 1 to 118 inclusive.

Lot 2 81 good OAK TREES, standing in Nevil's Park, numbered with a rase from 1 to 81 inclusive.

Lot 3 119 good OAK TREES, standing in Nevil's Park, numbered with a rase from 82 to 200 inclusive.

N.B. – The whole of the trees are hammered J.S., of lengths and quality, well calculated for plank and cleaving.

For a view apply to Mr. John Colebrook, the Baliff, Lower Park Farm; or of Mr. Peter Osmond, Bedhampton, of whom particulars may be known.

Hampshire Telegraph, 16th April 1838

LOWER PARK FARM, BEDHAMPTON

Mr. W. King respectfully begs to announce that he is honoured with instructions, to SELL by AUCTION, (on the Premises, without reserve), on Monday, the 20th of September and following day, - The very valuable and superior LIVE STOCK, excellent Husbandry Implements (the whole new within the last 18 months); also about 30 Tons of Coals, 130 Tons of Culm, and other Effects of the said Farm.

Hampshire Telegraph, 29th August 1842

Lord Sherbourne at least brought the farm back into the lands belonging to the manor of Bedhampton. One of his first tasks was to install his daughter's

brother-in-law, the Hon Capt Percy Reynolds-Moreton as 'tenant-in-chief' to the Manor and Park farms. This appears to be a short term lease as from March 1843 Woodthorpe Clarke, formerly of Hanslope, Bucks., had taken on the lease of the Bedhampton farms for the next fourteen years. Capt. Moreton was related by marriage to Lord Sherbourne, his brother, Henry George Francis Moreton, second Earl of Ducie had married in 1826 Lady Elizabeth Dutton, eldest daughter of Lord Sherbourne. He was born in 1808, a captain in the 10th Hussars and the third son of Thomas Reynold-Moreton, 1st Earl Ducie. Not too much is known of his military career and his time at Bedhampton appears to have been very short. He is recorded as a farmer at Bedhampton on the 1841 census and appears as occupier of the land owned by Lord Sherbourne in a valuation notebook of the parish of Bedhampton in the same year. Certainly by 1843 he is no longer at Bedhampton. On the 11th October 1841 he exhibited a new cultivator at the South East Hants Association show for the '*Encouragement of Industrious & Meritorious Agricultural Labourers.*' It is unclear if this was invented by him or his better known agriculturist brother. He married in April 1846 Jane Francis, youngest daughter of Sir Rose Price Bt. He later farmed at Old Court, Tortworth, Gloucestershire and died 15th March 1886. In June 1845 the right of pasturage at both Lower Park and Smith's farms were put up for auction and we get a good description of the state of the farm at this period. Also for sale at this time is a well known race horse and one of the finest steeplechasers in the county – Jack Price.

IMPORTANT TO GRAZIERS, STOCK DEALERS, & FARMERS LOWER BEDHAMPTON FARM & SMITH'S FARMS

Mr. Charles Lewis has received instructions to SELL by AUCTION, on the premises, without the least reserve, on Tuesday, the 17th day of June, 1845, - The RIGHT OF PASTURE over 105 statute acres of thriving rich Meadow Land; 32 acres of good Vetches, now in full growth; 11 acres of very superior seeds, now standing knee high, most of which has been manured this year, and consequently possesses an abundance of good feed. – Possession to be had on the day following the Sale, and retained until the 28th of September next, when possession is to be given up to the Vendors – the Vendors paying all Rent, Tithes, Assess, and other Taxes, to that period;

also 11 tons of well housed Meadow Hay, now standing on Smith's Farm; and that well known first rate horse "Jack Price," one of the first steeple chasers in the County.

Hampshire Telegraph, 7th June 1845

From 18th April 1857, after the lease of Woodthorpe Clarke had come to an end, the farm, along with the Manor Park Farm and Smith's Farm, came under the tenure of Bryan Ward Gibbins, formerly a farmer of Great Bookham, Surrey, for an initial lease of 20 years. It appears that Bryan Ward Gibbins carried on his farming interests in conjunction with his son Henry Edward James Gibbins. An advertisement for the 7th March 1857 for a new tenant advertised both the Manor Farm and Bedhampton Park Farm for let.

One suggestion is that the land formerly attached to Lower Park Farm or Park House, as it was becoming known as, was used by the Gibbins family with their other farming activities in Bedhampton and that Park House was becoming less of a larger farming concern and more of a countryside residence with less acreage. Bryan Ward Gibbins it would appear centered his farming activities more with the Manor Farm and resided at the Manor House until his death there in 1873. His son Henry, who would become more of a merchant than a farmer, at one time resided at Bidbury House in the centre of Bedhampton village until removing to Southsea in 1889.

TO BE LET – IN HAMPSHIRE

THE BEDHAMPTON MANOR FARM and BEDHAMPTON PARK FARM, near Portsmouth, and adjacent to the Havant Station on the South Coast Railway.

THE BEDHAMPTON MANOR FARM consists of a most excellent Residence, with good farm offices, and about 422 acres of fine and productive Meadow, Pasture, and Arable Land. The Tithes were commuted for a Rent charge of £156. 10s. 9d. per annum.

THE BEDHAMPTON PARK FARM consists of a Farm house with suitable outbuildings, and 307 acres of Pasture and Arable Land. Tithe Rent-charge free; but subject to the payment of a Farm modus of four shillings a year. The two farms are held together by Mr. Woodthorpe Clarke, whose

term therein will expire at Michaelmas, 1857, for which time they will be Let for a term, either separately or together. Some Marsh-land, occasionally covered by the tide, may be added to the Bedhampton Manor Farm, if desired.

Further particulars or information may be obtained of Mr. Brown, Kingsley, near Alton.

Tenders, in writing, will be received by Mr. Charles Bailey, 5, Straford-place, London, W., on or before the 8th day of April next, from whom the form of Tender and the conditions of which the Farms will be Let, may be obtained.

The highest Tender may not necessarily be accepted. Thomas Crook, the Woodman, of Hurst Wood, Bedhampton, will show the Farms.

Hampshire Telegraph, 7th March 1857

In June 1859 an advertisement appeared in the *Hampshire Telegraph* with details to let of a 'very superior family residence'.

BEDHAMPTON PARK HOUSE HANTS

Mr. C. Lewis has received instructions to LET with immediate possession, this very superior Family Residence, situate in the middle of the Park, and containing dining, drawing, and breakfast rooms, good kitchen, washhouse, dairy, larder, etc, with a pump of good water; five capital bedrooms, two dressing rooms, and two servants rooms; prime stable, two loose boxes, good coach house, large garden, orchard and lawn, five or ten acres of Pasture Land may be had attached, if required. To be Let free of Taxes, Rates, and Tithes.

Hampshire Telegraph, June 1st 1859

It would appear that the Gibbins' tenant was George Preston Vallancey (1806–1878), described in the 1861 census at Park House as a major in the army. Major Vallancey married as his first wife Harriet Garrett (d 1859), the son of Sir George Garrett who's father Daniel lived at one time at Belmont House in Bedhampton. A brother of Sir George's, William Garrett, developed the Leigh Park Estate after acquiring it 1800 and later sold it to Sir George Staunton in 1819. He married as his second wife Jane Mary Yates in

September 1859 and their son George d'Estampes Vallancey was baptised at St Thomas's church at Bedhampton, on 14th January 1862.

Certainly by 1870 the property was under the tenure of John Noseworthy and his wife Alice who in September of that year was advertising, along with her sister Martha that:

Mrs and Miss Noseworthy wish to receive three or four children, from six to twelve years old, to board and educate in a healthy locality. Terms moderate. Good references given and required, Park House, Bedhampton, near Havant.

In the census for 1871 John Noseworthy is recorded as a farmer of 50 acres.

In 1878 Henry Gibbins is recorded in Hampshire directories for Bedhampton as a dairyman at Park House. He was also carrying out the business of a corn, cake, coal and manure merchant as advertisements in the local press during the 1860s and 1870s testify.

This would appear that the farm at Park House was being used as the Bedhampton Park Dairy. Established in January 1872 by Henry Gibbins, an advertisement described the fact that:

A large portion of the milk sold from this dairy is supplied from his own cows kept upon his farm at Bedhampton Park, near Havant, where they have extensive pastures to graze upon which alone can produce good and wholesome milk.

The advertisement went on to say that from October 1879 the milk was sent direct every day from Bedhampton Park every morning and evening to its main depot in Southsea and other branches in Southsea and Portsea. It was probable that it also supplied the local area. Another advertisement, this time taken out by Henry Gibbins himself in April 1881, stated that:

Although this dairy was only opened in the town rather more than a year ago the sale of milk during the past twelve months has exceeded 113,407 gallons in the first year, or an average of over 300 gallons per day.

It is unclear what became of the dairy at Bedhampton, records show that it was in around 1900 taken over by the Southsea Dairy of Hoar & Dumbrill but whether it carried on providing milk at Bedhampton is unclear. Henry Gibbins is recorded as residing at Bidbury House, Bedhampton in the census of 1881 and later is recorded as selling off his furniture at Bidbury House in March 1889 '*upon removing to Southsea*'. He is not recorded in Bedhampton after this date.

By the time of the Great War Park House is under the control of the Street family who farmed there until sometime before the start of the Second World War when Thomas Loveys Lucas held the farm. It was acquired by Portsmouth City Council in December 1956 for part of the development of the western portion of the Leigh Park Housing Estate.

Situated on the western side of the Hermitage stream close to Park Lane, the farmhouse itself would have stood where Keyhaven Drive is now situated. A fairly large building, the twelve-bed-roomed house was demolished in 1956 with the names of the former Park House School and Park House Farm Way leaving reminders of its past. One former resident of Keyhaven Drive when taking over a new house in around 1958 had a shock when a large well was uncovered in her garden. Other remnants of the farm included old varieties of apple trees in gardens in nearby Plaitford Grove when the first residents moved in (one particular variety of apple was still thriving in No. 45 Plaitford Grove in the 1960s. This variety was known as Cats Head for its very distinct shape. A description of the variety records:

Catshead is one of the oldest apples known in England. The name comes from its alleged resemblance to a cat's head – perhaps not immediately obvious, although the shape is unusually conical and can be ribbed. Like most old English apples Catshead is primarily a culinary apple. The flesh is juicy with a fair amount of acidity, but does not need much additional sugar when cooking. It cooks down to a puree.

WEST FARM

A small farm or smallholding to the west of Park House Farm (Lower Park Farm) and close to what became the former site of Park House Junior School

and Sparsholt Close. It was once one of the original six farms of the Bedhampton Deer Park and certainly, when Bedhampton Park was surveyed in 1632, it was recorded as Simonshill and The Trench and measured 250 acres. One theory is that it was possibly the property that was put up for sale in the *Hampshire Telegraph* in 1807.

HANTS – TO BE SOLD BY PRIVATE CONTRACT

or let on lease for 21 years

A most desirable FREEHOLD Tythe Free and Land Tax redeemed ESTATE, situate in Bedhampton Park, one mile from Bedhampton, and two from Havant; comprising a comfortable firm-built Farm house and all requisite Outbuildings, good garden, two orchards, and 288 customary acres of Meadow, Pasture and Arable Land. In a high state of cultivation, within a ring fence, and contiguous to excellent markets and corn mills; St. Helens and the Isle of Wight are seen from the Estate, and the scenery around it is truly picturesque and the neighbourhood respectable and social, and the country around abounds in field sports of every description. The House might be converted into a genteel residence at a moderate expense. Possession may be had immediately.

Hampshire Telegraph, 22nd June 1807

It is recorded as West Farm on the Lewis map of 1833 and the 1845 Bedhampton Tithe Award has it under the ownership of Lord Sherborne and is described as a cottage. It was probably by this date connected to Lower Park Farm and the land surrounding is grouped in with Lower Park Farm in the Tithe Award. By 1865 it was recorded on the 1st Edition O.S. maps as *'The Cottage'*. By this date its neighbour Lower Park Farm appeared to be much reduced and it is possible that it was a smallholding in its own right. It is impossible to give a full outline of the development of the property but it is likely that it is the property known as *'Keepers Cottage'* on the 1911 census.

The building itself was demolished in the late 1950s or early 1960s although the footings of probably the farmhouse and other outbuildings and remnants of old apple trees can still be seen in scrubland close to the rear of Sparsholt Close and Park House Farm Way.

BARNCROFT FARM

A small farm on the site of what is now Barncroft Primary School on the eastern side of Park Lane, close to Hook's Row, was first recorded in a map reference of 1909. The land was formerly land belonging to Bedhampton Park. A survey or 'Vieuwe' of the park in 1632 records 'Branecroftes' as part of what would become Lower Park Farm and Middle and Upper Barn Croft are recorded in the Tithe Award of 1842 under land owned by Lord Sherborne that made up Lower Park Farm and Smith's Farm.

In 1956 Portsmouth City Council agreed on the 10th April to demolish the farm and replace it with five houses as part of the development of the Leigh Park Housing Estate. Prior to this little is known about the farm, although former cottages belonging to the farm remain in Park Lane close to the school.

The name remains in the name of the school and in the road Barncroft Way, as well as being a ward in the Borough of Havant.

HOOKS FARM

Formally part of the Belmont Park Estate, it took its name from Hooks Lane a distinctive hook shaped ancient track. The farmhouse and buildings stood close to what is now Park Lane and Hooks Farm Way. The Bedhampton Tithe Award for 1845 records a property on or close to the site of the farmstead under the ownership of John Snook on the southern side of Hooks Lane. At some stage the site came under the ownership of the Belmont Estate and it would appear that the farm itself was developed further during this period. In 1912 when it was sold, along with the Belmont Park Estate, it was described as a modern Dairy Farm of 35 acres of pasture and arable land. From around the early 1930s, if not before, the farm was under the control of William Mitchell and during the war years some of the land of Hooks Farm was taken over by HMS Daedelus for a naval camp.

SALE OF HOOKS FARM, 1912

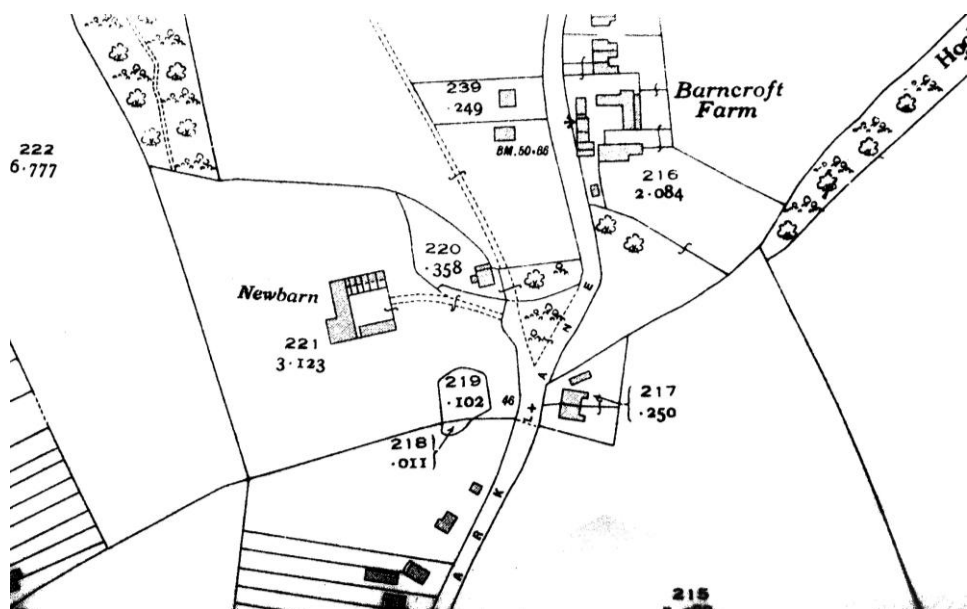
Excellent Freehold Dairy Farm In the Parish of Bedhampton, bordering on the village and known as "HOOKS FARM". Lying very compact and consisting of MODERN FARMHOUSE Brick built and slated, containing two

sitting rooms, kitchen, Dairy, and four bedrooms, garden. **CAPITAL FARM BUILDINGS** Mostly brick and slated, viz: cow house for 24 cows, loose box, calf place, stable and cooling house and piggery. The board and corrugated buildings are claimed by the tenant. Togethe with about 35a 1r 4p of sound old pasture and Arable land. Let with other land to Mr. Ernest Mowbray by lease dated the 13th May, 1907, between William Cecil Howard Snell of the one part, and Ernest Mowbray of the other part, for seven years from 25th March 1907, determinable therein mentioned at the Yearly Rent for the whole of £106. In view of the Sale, the Tenant has received notice to quit at Michaelmas, 1912.

Sale of Belmont Park Estate, June 1912

Although the farm buildings were demolished for housing redevelopment in the 1950s and 1960s some of the land has been retained as Hooks Lane Recreation Ground, the home of Havant Rugby Club.

NEWBARN FARM



Barncroft and Newbarn Farms, 1937.

Another farm situated on the busy Park Lane and formerly part of the Bedhampton Deer Park. Originally known as Stubbins Farm, probably from

the wooded area close by and arable and pasture land, known as Great Stubbins and Stubbins Row, the farm was probably created from Bedhampton Park some time after it was disparked in around 1600. The farm, within the parish of Bedhampton and bordering onto the Belmont Estate, appeared to have been of a modest size as earlier maps of 1833 and later the Tithe Survey of 1842 verify. At the time of the Tithe Survey the land was owned by the lord of the manor of Bedhampton, Lord Sherborne, and no farmhouse is recorded, only '*buildings and yard*'. Close by the farm buildings and recorded on the Bedhampton Tithe map is a lodge; it is unclear but it is probable that this was connected with Stubbins Farm. The building stood close to what became the junction of Jessie Road and Park Lane and disappeared some time before the building of the new houses in this area after the war. One suggestion is that the building was once connected to Bedhampton Park in some manner.

Certainly by the 1860s the farm was known by the name of *Newbarn*. The farm disappeared like many others under housing development for both part of the south-western extreme of Leigh Park housing estate and modern Bedhampton.

NOTES – THE MAPS AND APPORTIONMENTS

Tithes were an '*in kind*' payment made to the local church, typically 10% of a person's produce. A farmer for example, would give 10% of his crops. In 1836, the Tithe Commutation Act made it possible to pay with a cash equivalent. The legislation required that detailed maps be drawn up to precisely identify land ownership within each parish. Each map was supported by a document called an apportionment (Award), which detailed the tithe charges that landowners were liable to pay. The Havant Tithe Award is dated 7th December 1842 and the Bedhampton Tithe Award is dated 30th September 1845.

MEASUREMENT

Customary acre - a measure of land, often used in early documents, that could vary from one manor to another. In Havant, as in a number of other

manors in south-east Hampshire, the customary acre was two-thirds of one statute acre.

REPORT ON LIVER ROT AND THE EFFECT ON LEIGH PARK FARM 1879-80

A SUCCESSION of wet seasons has spread liver-rot widely through most of the midland, western and southern counties of England. The average rainfall over most of this area for 1879 and 1880 considerably exceeds 30 inches, which is fully one-fourth over the average. In Birmingham and various areas of the Midlands it reached 36 inches. A similarly augmented rainfall occurred in 1877 and 1879 throughout most parts of Ireland. The English rainfall in the first and second quarters of 1879 and 1880 was especially abundant; it reached nearly 10 inches over an average; 3 inches of rain repeatedly fell within twenty-four hours, producing disastrous summer floods. The number of rainy days was increased, the amount of sunshine diminished. These unusual meteorological conditions have exerted untoward effects on the health of live-stock. Wet lodgings are detrimental both for man and beast. The land, supersaturated and chilled, produced coarser and rougher herbage; the finer grasses languished and were destroyed; fodder and grain were imperfectly matured. Although thus inimical to the higher animals, the excessive moisture favoured the development of a lower order of beings. Mould and ergot have extended amongst plants. Bronchial filariae have been unusually prevalent among both young cattle and sheep. Still more notably flukes – *Fasciola hepatica* – have multiplied, and distributed themselves, producing liver-rot. The heavy clay soils, imperfectly drained, and land subject to frequent flooding even in dry seasons, furnish occasional cases of flukes in the liver. The parasitic breed is thus preserved. With the droppings of the sheep, the eggs, especially during the spring months, are spread on the grass. A wet furrow, a springy spot, or the neighbourhood of a stagnant pool, affords suitable hatching-ground, and a fitting nursery for the earlier stages of the fluke. With "water, water everywhere," the embryo flukes by and by find abundance of the slugs into which they make their way, are lodged, and, during winter, pass safely through one of their transmigrations. In many localities slugs, both grey and black, during the last two years, are stated to have been unusually numerous; the flukes and their molluscan hosts

multiplied enormously on the soft, soaked, spongy soils; the area of infection was widened.

With these several favouring conditions, flukes developed and spread as they have not done in this country since 1829 and 1830. They have extended over land and amongst flocks which for fifty years have been exempt. They have been carried on to comparatively dry uplands. The losses have been serious on arable as well as on grass farms. In 1879 it is estimated that in England and Wales three millions of sheep died or were sacrificed from rot. Notwithstanding a diminution of onetenth in the number of the flocks, equally great losses occurred during 1880, and still continue. These devastations are not confined to sheep. Cattle in many localities are extensively and seriously infested. Hares, rabbits, and deer are also frequent sufferers.

The Council of the Royal Agricultural Society was early alive to the serious losses which this visitation of liver-rot was likely to entail. The Veterinary Committee in May 1880 issued a series of inquiries regarding the prevalence of the disease. Various Members of Council zealously gathered information in their own localities. Mr. J. H. Arkwright, Mr. Richard Garrett, Colonel Kingscote, Col. J. P. Turbervill, and Mr. Charles Whitehead, obtained a mass of specially valuable information, which has been placed in my hands, and is embodied in the subjoined report. A new edition of Professor Simond's paper on Liver-rot, reprinted from the *'Journal'* has been widely circulated. A most important investigation, undertaken by Mr. A. P. Thomas, of the Anatomical Department of the University of Oxford, and still in course of prosecution, has elucidated some facts relating to the complex lifehistory of the fluke, and forms the subject of an article in the present *'Journal'*. My report deals with more practical topics — with the prevalence of the disease in different parts of the country, the conditions amidst which it is found, the manner in which it has spread, and the measures adopted for its prevention and cure.

HAMPSHIRE. — On the wetter heavier lands in Hampshire thousands of sheep have been affected. The general impression appears to be that more were attacked, died, or were cleared off in 1879 and the subsequent winter than since. Last summer's census certainly shows a falling-off of 40,000 sheep throughout the county. Profiting by sad experience, extra care last year has

been taken to keep the flocks off suspicious land. A few beasts have been affected, but apparently not nearly so many as in the Midland counties. Major-General Sir Frederick Fitzwygram, Bart., Leigh Park, Havant, farming 800 acres, part of it tenacious clay, but all well drained, lost during 1879 about 150 sheep, chiefly ewes, but many more were affected; occasional sheep killed from time to time demonstrated that all the flock excepting the lambs had flukes, and they were accordingly made the best of. The lambs weaned early, penned on the clovers and best and driest pastures, and regularly receiving a little cake and corn, have kept sound. Even those lambs whose mothers, emaciated by rot, died at their birth, or shortly after, have shown no evidence of flukes.

By Finlay Dun, 2, Portland Place, London.
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RICHARD BINGHAM NEWLAND AND BEDHAMPTON PARK

If one man left his mark on the farms of the Leigh Park Estate, and to a certain degree the Leigh Park Estate itself, it was unwittingly Richard Bingham Newland. Newland at one time owned Bedhampton Park and towards the end of the eighteenth and beginning of the nineteenth centuries started to sell off portions of the park including the farms and land that made up the park at this time.

Newland inherited Bedhampton Park through his family connections with the Moody family and their connections as lords of the manor of Havant. Richard Bingham Newland was the great, great nephew of Isaac Moody of Garseden, Wiltshire, who in around 1710 was granted the lease of the manor of Havant. Sometime before his death in November 1728 Moody had purchased Bedhampton Park. After Isaac Moody's death the manor of Havant and his other valuable estates, including Bedhampton Park, were passed on to his son, John Moody of Havant. John Moody died without issue at the Manor House at Havant in July 1764. By his will bearing the date of 17th November 1863, he devised:

His manor of Havant, in the county of Southampton, with the rights, members, and appurtenances thereto belonging unto Samuel Leeke and Thomas Holloway, in trust, for the payment of his debts, for the purpose of

raising a sum for the liquidation of certain legacies and subject thereto to convey and assure the manor of Havant with its rights, members, and appurtenances unto his great nephew James Newland of Havant, his heirs and assigns for ever.

James Newland, the devisee under the will of John Moody, died under age in 1765, and the manor of Havant passed upon his decease to his brother, Richard Bingham Newland with new leases being granted on the 6th April 1775 and 14th April 1784 to Richard Bingham Newland. As lord of the manor Newland started to sell off parts of the manor including the Manor House which became in 1797 the Manor House Academy. He also sold off other land indirectly linked with the Manor House including in 1800 *'All that Barn, Yard and Gateroom called or known by the name of Dog Kennel Barn'* and arable land that would become known as Dog Kennel Farm.

Newland towards the end of the eighteenth century also started to dismantle and sell off Bedhampton Park. Four farms would eventually become part of the Leigh Park Estate. In 1802 Middle (Bedhampton) Park Farm was sold off; 1807, Smith's Farm; 1809, Upper Park and Dunsbury Hill Farm. Another farm, Lower Park Farm, although not connected to the Leigh Park Estate, is believed to have been sold off in 1796.

Further links to the Leigh Park Estate can be found in the sale of Billy Farm at Leigh in March 1803 when Newland sold the farm to William Garrett for the recorded price of £1,400. Interestingly William Garrett was Newland brother-in-law, marrying Amelia Newland at Havant in 1787. Billy Farm became swallowed up in the development of the Leigh Estate under Garrett after he started to acquire the land around Leigh House from 1800.

The link between Garrett and Newland was enhanced even further when the lease of the manor of Havant was conveyed by Newland to Garrett for the sum of £2,878 in February 1815. The manor of Havant passed onto the next owner of Leigh Park Sir George Thomas Staunton who in 1827 bought outright from the Bishop of Winchester the lordship of the manor of Havant. The manor subsequently passed onto the next owners of Leigh Park William Stone and Sir Frederick Fitzwygram. Richard Bingham Newland died in Chichester in 1826 in his 62nd year.

WILLIAM SAINSBURY OF LEIGH PARK

In 1783 William {Jnr.}, shown as William of Warblington, Yeoman, married by Licence to Catherine Padwick at Warblington Church. Catherine, born 1763 at Blendworth, was the daughter of Joseph and Mary Padwick, a well known local family. Her father had died when she was fifteen and her mother two years later. After his marriage to Catherine William Sainsbury took over Leigh Farm, adjacent to the Leigh Estate and it was here that they brought up their nine children. The family had strong connections with Havant Independent Church, where the children were baptised, and William was also a Deacon at Rowlands Castle Independent Church for many years. He is reputed to have held services both at a cottage at Rowlands Castle, around the turn of the century and also to have held services for his family and farm workers at his home at Leigh Farm.

In 1815 William lost his wife, Catherine, his daughter in law Sarah and her baby son William. His third daughter, Jane died in 1818, aged 21, and two years later he lost his eldest son William, at the age of 36. They were all buried at St. Faith's, Havant.

After Catherine's death William eventually remarried in February 1822, by Licence again to a widow from Havant, by the name of Elizabeth Outen. In June 1825, two years after their marriage, William died and was buried in St. Faith's Churchyard with other members of his family.

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